



New Jersey State Agriculture  
Development Committee

# FY2024 Annual Report



*Private Land, Public Legacy*





*Susan Payne & Ed Wengryn, Secretary of Agriculture*

Susan Payne, the Executive Director of the State Agriculture Development Committee (SADC) since 2005, retired on June 1, 2024.

Susan was a significant leader in farmland preservation efforts, including her work in Burlington County from 1989 through 2004. She leaves a legacy of excellence in developing, administering, and managing one of the nation's most successful farmland preservation programs. New Jersey has risen to prominence in this area due largely to Susan's dynamic leadership.

She was instrumental in creating numerous conservation tools, including Burlington County's popular Installment Purchase

Agreements (IPAs) and establishing the first Transfer of Development Rights (TDR) programs in the state, in Lumberton and Chesterfield Townships.

Susan's experience and vision led the SADC to rethink the old easement acquisition program and adopt a block grant program based on sound planning and prioritization by the local County Agriculture Development Boards and Municipal Agricultural Advisory Committees. As a reflection of Susan's vision and achievements, the SADC was honored in 2020 by the American Farmland Trust, which ranked New Jersey number one in the nation for addressing the loss of farmland.

In 2023, with Susan's eye toward farmland preservation goals statewide, New Jersey reached the milestone of preserving 250,000 acres of farmland through the State's Farmland Preservation Program. Capping off Susan's career was the SADC's efforts to specifically target the preservation of high-quality, strategically located farmland slated for warehouse development. Before her retirement, the first fruit of this effort was gleaned by preserving the ~567-acre Buckhorn Creek Farm in White Township, Warren County, slated for warehouse development before the SADC struck a deal to preserve the farm. This effort also solidified a model and initiative for the SADC's current focus on protecting New Jersey's significant agricultural areas from large-scale warehouse development.

#### **Front Cover Photos (Clockwise):**

- S.F. Systems (Holding) Farm, Lawrence Township, Cumberland County
- Barretstown Joy Farm, LLC, Readington Township, Hunterdon County
- Mecouch Farms, LLC, Quinton Township, Salem County
- Jones Farm, Hunterdon County
- Bart Farm, Downe Township, Cumberland County
- Gasko Farm, Burlington County
- Nothnick Farm, Franklin Township, Gloucester County
- Stella Farms, Inc., Winslow Township, Camden County
- Buckhorn Creek Farm, White Township, Warren County

#### **Back Cover Photos (Counterclockwise):**

- Danko Farm, Franklin Township, Gloucester County
- SADC Staff at Buckhorn Creek Farm, White Township, Warren County
- Miller Farm, Greenwich Township, Gloucester County
- Barretstown Joy Farm, LLC, Readington Township, Hunterdon County
- Barretstown Joy Farm, LLC, Readington Township, Hunterdon County
- Huckster Farm, LLC, Califon Boro. & Tewksbury Township, Hunterdon County
- Hollenack Farm, Greenwich & East Greenwich Townships, Gloucester County
- SADC Staff at Mecouch Farms, LLC, Quinton Township, Salem County
- Anema Farm, Washington Township, Warren County

***Philip D. Murphy***  
***Governor***



***Tahesha Way***  
***Lt. Governor***

## **New Jersey State Agriculture Development Committee**

*Members during FY2024*

**Secretary of Agriculture, Chairman SADC**  
**Edward D. Wengryn (3/25/2024-Present)**

### **Ex-Officio Members**

**Julie Krause** represented **Elizabeth Maher Muoio**,  
*State Treasurer*

**Lauren Procida & Judeth Yeany** represented **Shawn M. LaTourette**,  
*Commissioner, Department of Environmental Protection*

**Gina Fischetti** represented **Jacquelyn A. Suarez**,  
*Commissioner, Department of Community Affairs*

**Brian Schilling** represented **Laura Lawson**,  
*Executive Dean, Rutgers School of Environmental and Biological Sciences*

### **Farmer Members**

**Martin Bullock**

**Scott Ellis**

**Peter Johnson**

**Richard Norz**

*Alternate Farmer Member*

**Roger R. Kumpel**

### **Public Members**

**Tiffany Bohlin**

**Charles Rosen**

### **Executive Director**

**Susan E. Payne (term ended 6/1/2024)**

**Charles Roohr, Deputy Executive Director (6/1/2024-Present)**

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# Introduction

New Jersey achieved a significant milestone in farmland preservation during FY2024, crossing over 250,000 acres preserved through the State's Farmland Preservation Program. This historic achievement was celebrated at the 134-acre Mecouch Family Farm in Quinton, Salem County, the 2,847th farm preserved through the SADC programs. The Mecouch Family Farm, which pushed the program over the 250,000-acre mark, is the second farm preserved by Rose and Cliff Mecouch, showing their commitment to preserving farmland for future generations to come.

While this milestone marks the preservation of over one-third of New Jersey's farmland, we are only halfway to our goal of permanently preserving at least 500,000 acres. The development pressures in New Jersey are steadily increasing, making the need for further preservation more urgent than ever.

In addition to housing development, the more common competitor for precious farmland, we now have one of the fiercest competitions ever, with warehouse development sited well away from major transportation infrastructure and adjacent to or within designated agricultural development areas.

The SADC is keenly focused on farmland under threat of being developed into large-scale industrial warehousing, and this year initiated a more intensive effort by preserving a 567-acre farm in White Township, Warren County. The land had approvals for over 2 million square feet of warehouse development within the agricultural development area, with access only from the two-lane scenic County Route 519 corridor of Warren County.

To support the SADC's efforts to be a more formidable competitor in the market, legislation P.L. 2023, c. 245 became law on January 8, 2024, and establishes the Statewide Farmland Preservation Formula ("Statewide Formula") as an alternative for the valuation of farmland entering the Farmland Preservation Program. This valuation method is anticipated to be a significant game changer for farmland preservation across the state.

In addition to securing additional acreage for agriculture, the SADC continues to focus on supporting existing farmers. The most significant improvement this year came to the SADC through "wildlife" fencing legislation, which expanded the old "deer fence" grant program to meet current needs.

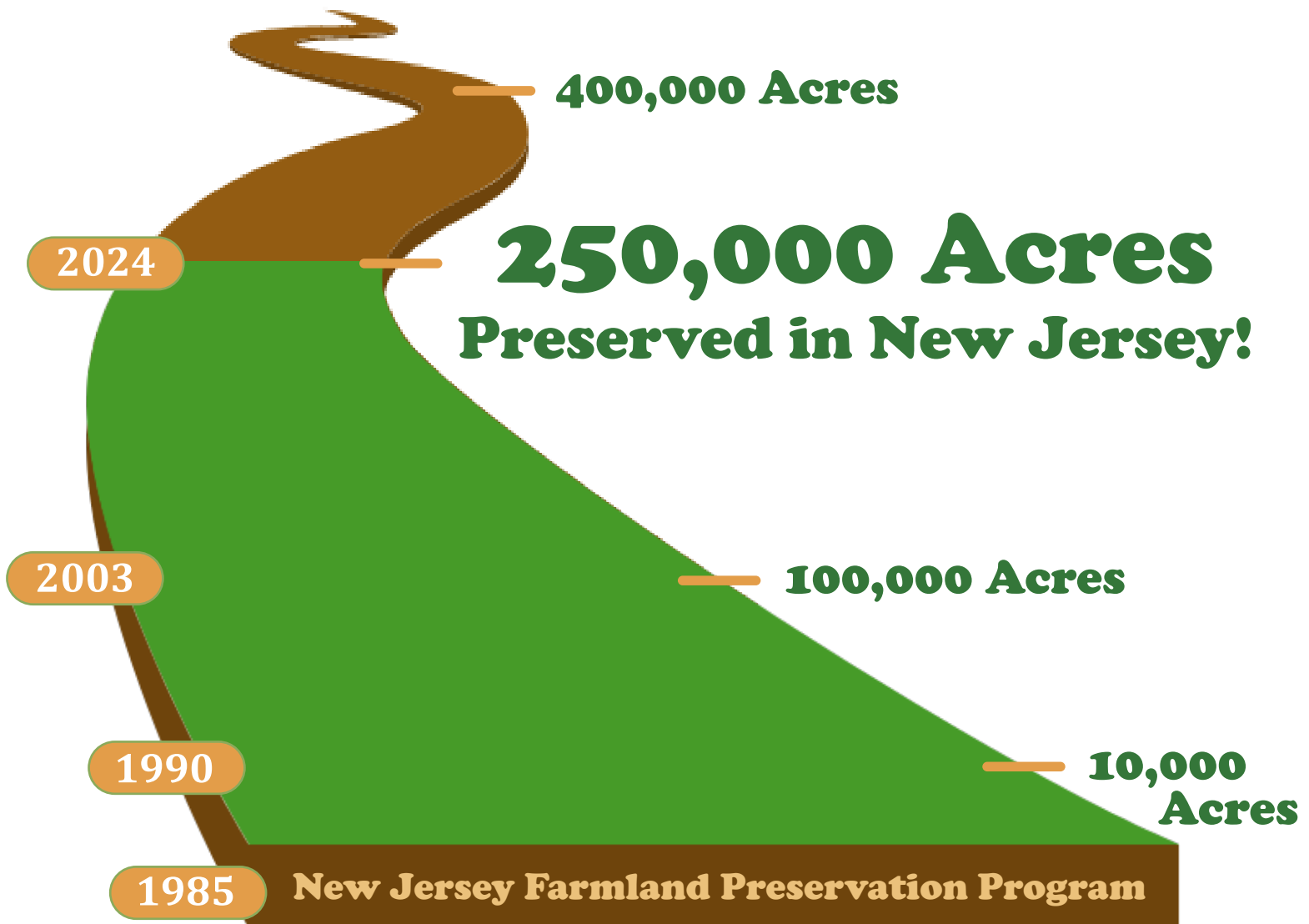
Finally, the SADC established the new "Next Generation Farmer Program" in May 2024 to help new and beginning farmers by working with and supporting existing organizations working to address next-generation farmer issues.

*Thank you to SADC staff members Cindy Roberts, David Zaback, Stefanie Miller, Kelly Doyle, Katie Mazzella, David Kimmel, Erica Rossetti, Heidi Winzinger, and Alyssa Esposito for capturing the photos shown throughout this report.*

# AGRICULTURAL RETENTION

AT FISCAL YEAR'S END:  
2,875 FARMS & 252,050 ACRES  
PERMANENTLY PRESERVED SINCE THE  
INCEPTION OF THE PROGRAM

**Farmland Preservation Goal:  
500,000 Acres**



# FY2024 At a Glance

**34 FARMS & 2,393 ACRES  
PERMANENTLY PRESERVED**

**FARMLAND PRESERVATION TOTALS BY PROGRAM:**  
*\*rounded up*

**County Planning Incentive Grant Program**

**16 Farms**

**917 Acres**

**Municipal Planning Incentive Grant Program**

**8 Farms**

**249 Acres**

**State Direct Easement Program**

**6 Farms**

**544 Acres**

**State Fee Simple Program**

**1 Farm**

**567 Acres**

**Nonprofit Program**

**3 Farms**

**116 Acres**

# Summary of Farmland Preserved

(Through 6/30/2024)

Participating County	Number of Farms	Number of Municipalities	Acres	Average Farm Size	Total Cost	Per Acre Total Cost	State Cost	State Cost Share Percent	County Municipality Federal Cost Share
Atlantic	49	8	5,166	105	17,948,686	3,475	13,794,210	76.85%	4,154,476
Bergen	8	5	335	42	19,752,944	58,927	10,866,840	55.01%	8,886,103
Burlington	247	21	29,720	120	157,022,603	5,283	94,336,591	60.08%	62,686,012
Camden	16	4	1,103	69	15,522,805	14,067	7,834,653	50.47%	7,688,152
Cape May	51	6	3,141	62	18,969,353	6,039	11,428,961	60.25%	7,540,392
Cumberland	240	12	22,549	94	68,492,200	3,037	49,797,804	72.71%	18,694,396
Gloucester	229	14	16,412	72	130,700,110	7,964	83,391,682	63.80%	47,308,428
Hunterdon	468	19	36,215	77	303,545,490	8,382	212,789,599	70.10%	90,755,891
Mercer	121	8	8,951	74	109,224,536	12,203	65,255,546	59.74%	43,968,990
Middlesex	57	7	4,956	87	63,532,916	12,820	41,569,450	65.43%	21,963,466
Monmouth	216	11	15,599	72	248,495,477	15,931	153,547,391	61.79%	94,948,086
Morris	116	12	7,344	63	149,223,868	20,319	83,127,249	55.71%	66,096,619
Ocean	48	5	3,193	67	26,506,787	8,301	17,969,317	67.79%	8,537,470
Passaic	2	2	56	28	3,553,345	63,399	1,539,426	43.32%	2,013,919
Salem	410	12	43,436	106	191,040,539	4,398	147,331,358	77.12%	43,709,182
Somerset	116	7	8,302	72	144,666,319	17,426	83,222,068	57.53%	61,444,251
Sussex	162	14	17,019	105	58,178,974	3,418	40,512,717	69.63%	17,666,257
Warren	319	19	28,553	90	170,381,011	5,967	118,921,587	69.80%	51,459,424
<b>All Counties</b>	<b>2,875</b>	<b>186</b>	<b>252,050</b>	<b>88</b>	<b>1,896,757,963</b>	<b>7,525</b>	<b>1,237,236,449</b>	<b>65.23%</b>	<b>659,521,514</b>



*Boyken Farm, Millstone Township, Monmouth County*



# Summary of Farmland Preserved in FY2024

(7/1/2023 - 6/30/2024)

Participating County	Number of Farms	Number of Municipalities	Acres	Average Farm Size	Total Cost	Per Acre Total Cost	State Cost	State Cost Share Percent	County Municipality Federal Cost Share
Burlington	2	2	78	39	441,499	5,679	277,097	62.76%	164,402
Camden	1	1	53	53	305,648	5,800	200,252	65.52%	105,396
Cumberland	3	3	219	73	588,432	2,688	490,571	83.37%	97,860
Gloucester	7	3	254	36	5,701,609	22,462	3,298,208	57.85%	2,403,402
Hunterdon	3	4	221	74	1,669,042	7,542	1,669,042	100.00%	0
Mercer	4	1	346	87	3,936,818	11,366	2,317,016	58.86%	1,619,802
Middlesex	2	2	35	17	761,434	21,905	456,860	60.00%	304,574
Salem	3	3	229	76	922,005	4,024	880,798	95.53%	41,206
Somerset	3	3	124	41	3,655,449	29,497	2,193,269	60.00%	1,462,180
Warren	6	5	834	139	28,386,964	34,035	27,866,399	98.17%	520,565
<b>All Counties</b>	<b>34</b>	<b>27</b>	<b>2,393</b>	<b>70</b>	<b>46,368,900</b>	<b>19,379</b>	<b>39,649,514</b>	<b>85.51%</b>	<b>6,719,386</b>



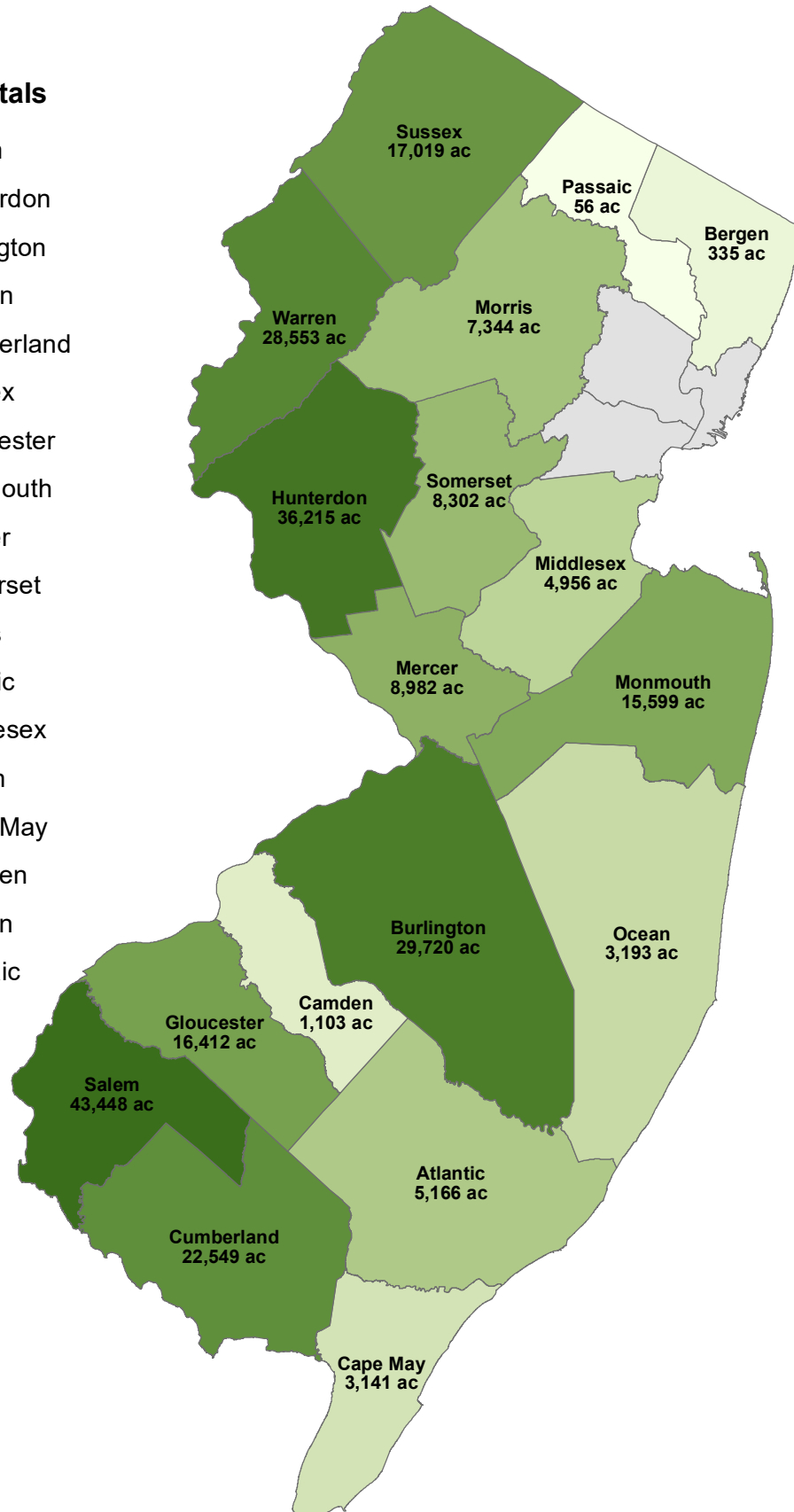
*Moonshot Farm, East Windsor Township, Mercer County*

# Preserved Acres by County

(Through 6/30/2024)

Counties  
In Order of  
Acreage Totals

- Salem
- Hunterdon
- Burlington
- Warren
- Cumberland
- Sussex
- Gloucester
- Monmouth
- Mercer
- Somerset
- Morris
- Atlantic
- Middlesex
- Ocean
- Cape May
- Camden
- Bergen
- Passaic





*Davis Farm, Salem County*

## Planning Incentive Grant Program

The SADC's Planning Incentive Grant (PIG) programs require counties and municipalities to develop and adopt comprehensive farmland preservation plans to receive State funding for farmland preservation. These plans detail farmland preservation goals and other key strategies to help retain agriculture, focusing on land use planning, economic development, natural resource conservation, and overall local support for agriculture.

SADC staff review and coordinate as county and municipal plans are updated as needs, goals and focus change at the local level. During FY2024, 8 municipalities received SADC approval of their Comprehensive Farmland Preservation Plan updates: Alloway Township, Salem County; Upper Pittsgrove Township, Salem County; Peapack & Gladstone Borough, Somerset County; Frankford Township, Sussex County; Green Township, Sussex County; Franklin Township, Warren County; and Marlboro Township, Monmouth County.

There were no counties that received SADC final approval in FY2024 for their plan updates.

In total, there are 12 county plans that actively seek to preserve an additional 168,112 acres, and there are 32 municipalities seeking to preserve an additional 77,827 acres. Accounting for the approximate 70% overlap between the county and municipal farms targeted for preservation, a total amount of 221,386 acres of farmland is targeted for preservation by county and municipal partners.

# County PIG Program

16 farms were preserved through the County PIG Program in FY2024, totaling 917 acres.



*Kerr Ridge Associates (Lot 15 N) - 66.985 Acres*  
*Kerr Ridge Associates (Lot 15 S) - 66.453 Acres*  
*Kerr Ridge Farm, LLC (Lot 3 N) - 91.829 Acres*  
*Kerr Ridge Farm, LLC (Lot 3 S) - 121.100 Acres*  
Hopewell Twp., Mercer County  
**Hay, corn, and soybean production**



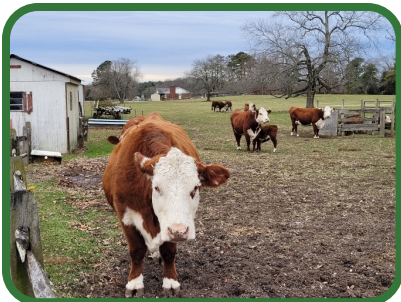
*Miller, Adam Dersch - Estate of, et al*  
Greenwich Twp., Gloucester County  
**Hay, wheat, and soybean production**  
57.250 Acres



*Hollenack, Michael M., III & Patricia C.*  
Greenwich & East Greenwich Twps.,  
Gloucester County  
**Field crop production**  
57.116 Acres



*Stella Farms, Inc.*  
Winslow Twp., Camden County  
**Corn production**  
52.699 Acres



*Nothnick, Warren & Delores*  
Franklin Twp., Gloucester County  
**Beef cattle production**  
17.484 Acres



*Kincaid, James W. & Mary Elizabeth*  
Stow Creek Twp., Cumberland County  
**Soybean production**  
59.256 Acres

**AGRICULTURAL RETENTION**



*Anema, Ralph A. & Dianna M.*  
Washington Twp., Warren County  
**Corn production**  
**121.968 Acres**



*Segal & Morel Custom Builders, LLC*  
Bedminster Twp., Somerset County  
**Hay production**  
**59.337 Acres**



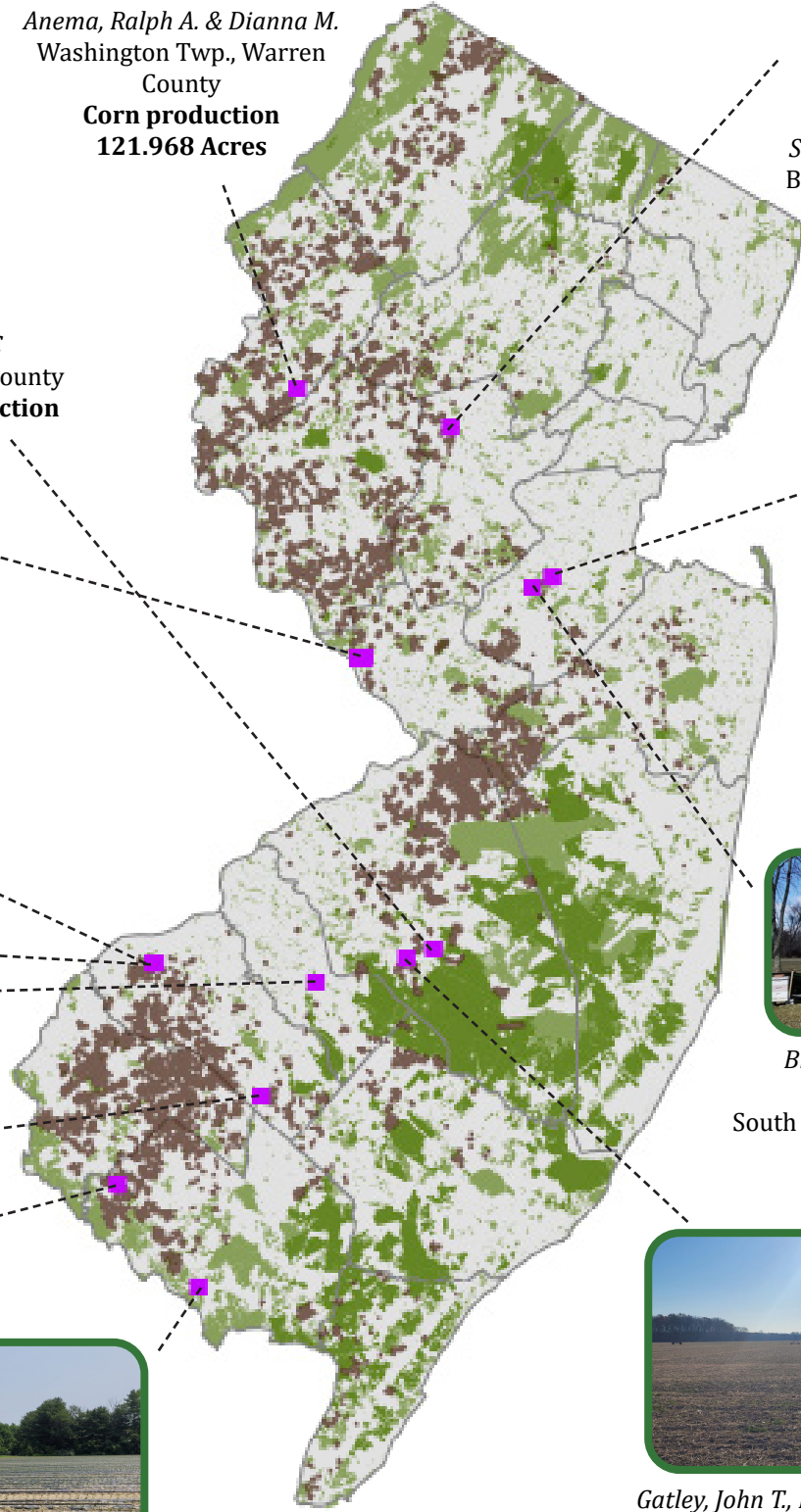
*Brace Lane Holdings, LLC*  
Tabernacle Twp., Burlington County  
**Grains and vegetable production**  
**30.194 Acres**



*Diem, Erna & Sigle, Mabel*  
*(Estate of Ernest Bergfelder)*  
East Brunswick Twp., Middlesex County  
**Hay, barley, and sheep production**  
**27.733 Acres**



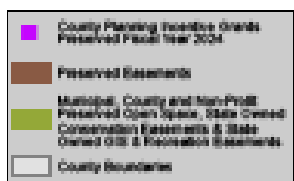
*Brys, Thomas & Howard, Candice*  
*(Duchess Farms)*  
South Brunswick Twp., Middlesex County  
**Apiary and horticulture**  
**7.028 Acres**



*Bart, Edward & Sharon*  
Downe Twp., Cumberland County  
**Vegetable and melon production**  
**32.950 Acres**



*Gatley, John T., III & Tina Renee*  
Shamong Twp., Burlington County  
**Field crop production**  
**47.551 Acres**



(FY 24) - 18 Farms = 916,633 Acres Preserved

# Municipal PIG Program

8 farms were preserved through the Municipal PIG Program in FY2024, totaling 249 acres.



*Mercer, Christopher T. & Tiffany C.*  
Upper Pittsgrove Twp., Salem County  
**Corn production**  
**33.231 Acres**



*LaRose, Catherine Ann & Martin*  
Franklin Twp., Gloucester County  
**Equine production**  
**18.040 Acres**



*Graiff Life Enterprise, LLC*  
Franklin Twp., Gloucester County  
**Greens and pepper production**  
**22.010 Acres**



*Bellone, Andrew M., Jr. & Thomas L.*  
Franklin Twp., Gloucester County  
**Nursery, potato, and sugar beet production**  
**51.206 Acres**

**AGRICULTURAL RETENTION**



*Hoh, John & Sallie*  
Knowlton Twp., Warren County  
**Hay production**  
29.293 Acres



*Smith, John Charles*  
Peapack Gladstone Boro., Somerset County  
**Hay production**  
42.241 Acres







*Drenchko, Peter & Elizabeth K., et al*  
Hillsborough Twp., Somerset County  
**Hay production**  
22.350 Acres



*Danko, Phillip A.*  
Franklin Twp., Gloucester County  
**Nursery, corn, and sugar beet production**  
30.724 Acres



-  Municipal Planning Incentive Grants Preserved Fiscal Year 2024
-  Preserved Easements
-  Municipal, County and Non-Profit Preserved Open Space, State Owned Conservation Easements & State Owned GIS & Recreation Easements
-  County Boundaries

(FY 24) - 8 Farms = 249.095 Acres Preserved

# State Acquisition Program Direct Easement Purchase

The SADC purchases easements directly from landowners to preserve farmland through its State Acquisition Program. 6 farms were preserved through this program in FY2024, totaling 544 acres.



*Mecouch Farms, LLC*  
Quinton Twp., Salem County  
**Hay and beef cattle production**  
**133.532 Acres**

The Mecouch Family Farm is the 2,847th farm preserved through the Farmland Preservation Program, which allowed the program to achieve the goal of preserving 250,000 acres of farmland in New Jersey.



*The Mecouch Family*



*Van Meter, Alfred C., Jr. & Margaret Ann*  
Alloway Twp., Salem County  
Stow Creek Twp., Cumberland County  
**Nursery production**  
**62.351 Acres**



**AGRICULTURAL RETENTION**



*Huckster, LLC*  
 Califon Boro. & Tewksbury Twp., Hunterdon County  
**Cattle and hay production**  
**58.911 Acres**



*Barrettstown Joy Farm, LLC*  
 Readington Twp., Hunterdon County  
**Hay, cattle, and chicken production**  
**96.762 Acres**



*Slate, Jane*  
 Holland Twp., Hunterdon County  
**Hay production**  
**65.619 Acres**



*S.F. Systems (Holding)*  
 Lawrence Twp., Cumberland County  
**Vegetable production**  
**126.694 Acres**



- ▲ Direct Easement Purchase Preserved Fiscal Year 2024
- Preserved Easements
- Municipal, County and Non-Profit Preserved Open Space, State Owned Conservation Easements & State Owned GIS & Recreation Easements
- County Boundaries

**(FY 24) - 6 Farms = 543.869 Acres Preserved**

# State Acquisition Program Fee Simple Purchase

In FY2024, the 567-acre “Buckhorn Creek Farm” in White Township, Warren County, was purchased by the SADC in its entirety, or fee-simple interest. In doing so, the SADC intercepted a large-scale industrial development project previously slated for over 2 million square feet of warehouse development.

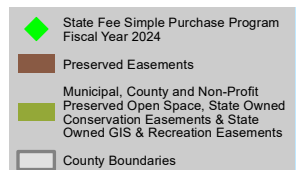
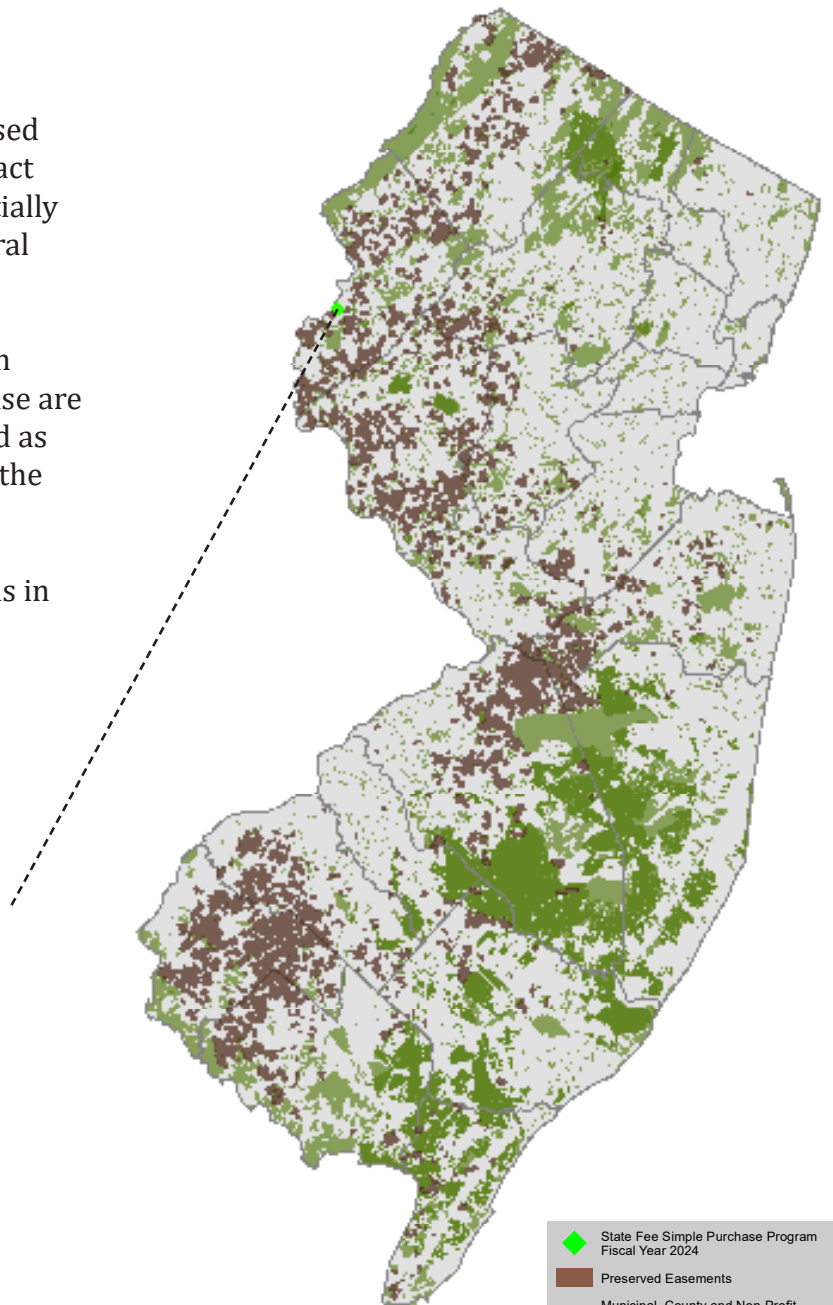
The property consists of highly productive farmland and is located in an area designated by Warren County as an Agricultural Development Area (ADA) and within the Environmentally Sensitive Planning Areas of the Highlands Council’s comprehensive land use plan. The SADC considered the proposed warehouse development inconsistent with sound planning principles due to the lack of adequate transportation and other public infrastructure needed to support this scale of industrial development. As a result, the proposed development would have had an outsized impact on the surrounding community and a substantially negative impact on Warren County’s agricultural land base.

Farms purchased in fee by the SADC are kept in agricultural production until plans for future use are solidified, which includes offering the farmland as permanently preserved for sale and returning the land to private ownership.

As of June 30, 2024, the SADC owns three farms in fee totaling 667 acres.



*Jaindl Land Company Inc.*  
White Twp., Warren County  
**Soybean production**  
**566.602 Acres**



# Nonprofit Program

The SADC provides cost-sharing grants to nonprofits to assist them in purchasing development easements to preserve farmland. 3 farms were preserved through the Nonprofit Program in FY2024 for an additional 116 acres.



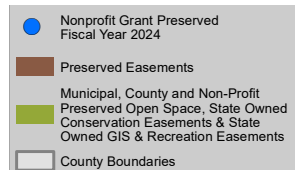
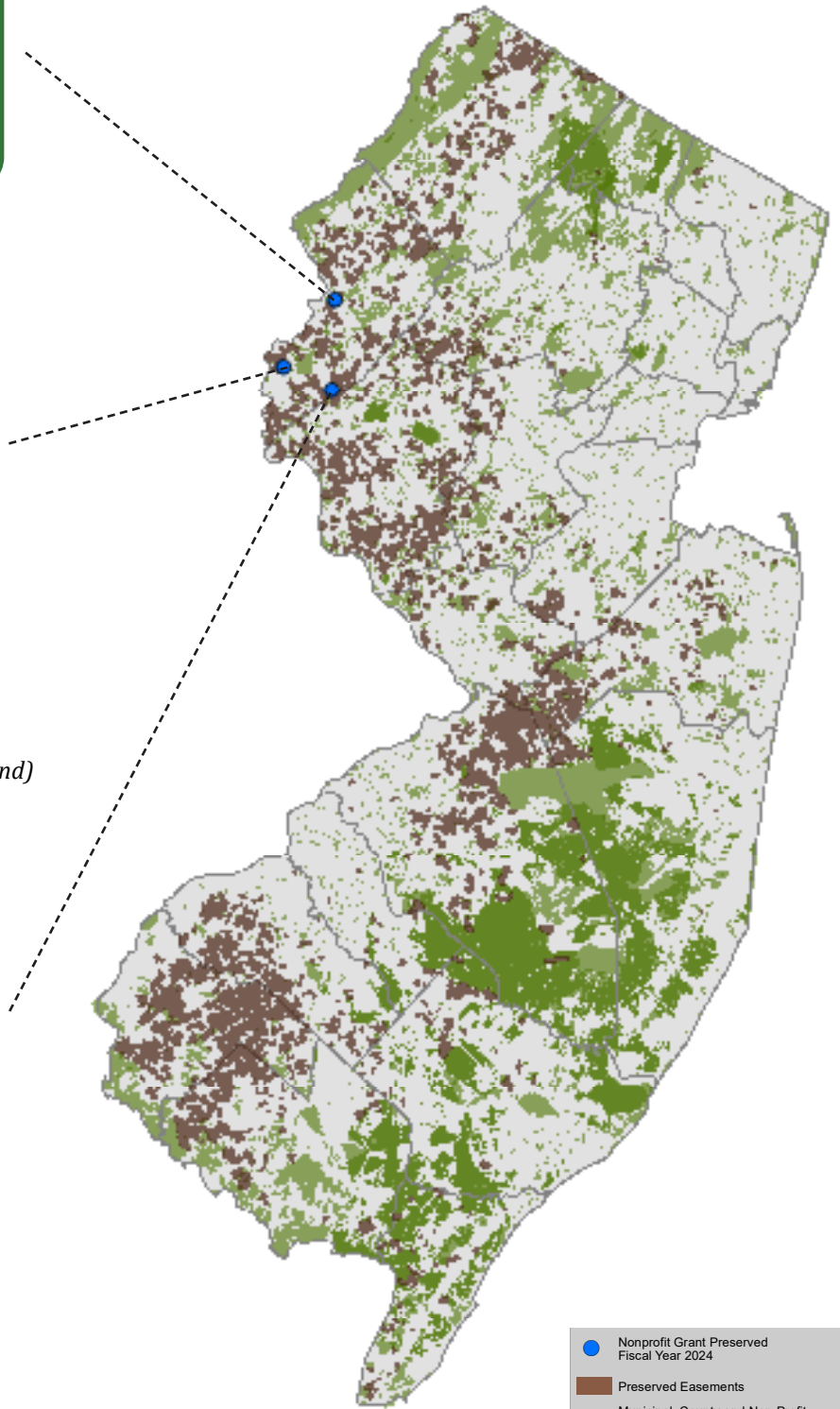
*Kimball, Kent D.*  
White Twp., Warren County  
**Hay production**  
**42.995 Acres**



*Santini, Matthew C., Robert A. & Sharon A. (Promised Land)*  
Franklin Twp., Warren County  
**Hay and corn production**  
**55.209 Acres**



*Stecker, Robert L. & Lynn (TLCN) FY21)*  
Harmony Twp., Warren County  
**Hay production**  
**17.990 Acres**



(FY 24) - 3 Farms = 116.194 Acres Preserved



*Nothnick Farm, Franklin Township, Gloucester County*

## Term Farmland Preservation Program

Landowners may choose to preserve their farms for an eight-year or sixteen-year term, rather than permanently. While landowners are not paid to enter a Term Preservation Program, enrolling their land makes them eligible for certain benefits, including the opportunity to apply for soil and water conservation grants. At the close of FY2024, there were 33 farms totaling approximately 1,363 acres enrolled in a Term Farmland Preservation Program agreement.

County	Farms Term Preserved	Active Term Acres	Eligible Grant Funds
Atlantic	7	411	\$160,345
Burlington	5	347	\$72,534
Gloucester	11	431	\$217,533
Hunterdon	3	66	\$39,491
Monmouth	2	16	\$9,768
Morris	5	92	\$54,366
<b>Grand Total</b>	<b>33</b>	<b>1,363</b>	<b>\$554,037</b>

# New Jersey Pinelands

During FY2024, 3 farms, totaling approximately 135 acres, were preserved through the SADC in the Pinelands region. Additionally, 4 new applications for preservation, totaling approximately 335 acres, were received in FY2024.

Farm owners in agricultural production, special agricultural production, and preservation areas benefit from the “Pinelands Formula” as an alternative to a traditional easement purchase appraisal. This formula considers not only Pinelands Development Credit (PDC) values and current development potential, but also the presence of important agricultural and environmental features. The Pinelands Formula Valuation also offers two value selections, one with and one without voluntary restrictions, in exchange for more compensation. After the upcoming “Statewide Formula Value” (SFV) is adopted, farm owners in eligible Pinelands regions and eligible for PDCs will have four values to choose from: The traditional appraisal, SFV, Pinelands Formula, and the Pinelands Formula with voluntary restrictions.

## Pinelands Region

(Summary of Preserved Farmland through 6/30/2024)

Participating County	Number of Farms	Number of Municipalities	Acres	Average Farm Size	Total Cost	Per Acre Total Cost	State Cost	State Cost Share Percent	County Municipality Federal Cost Share
Atlantic	44	6	4,861	110	16,899,473	3,477	12,744,997	75.42%	4,154,476
Burlington	62	8	7,850	127	28,188,187	3,591	19,409,367	68.86%	8,778,820
Camden	13	2	963	74	3,933,742	4,087	2,833,966	72.04%	1,099,776
Cape May	10	4	1,000	100	2,624,039	2,623	1,515,424	57.75%	1,108,615
Gloucester	13	2	1,354	104	3,084,166	2,278	2,418,945	78.43%	665,221
Ocean	8	3	179	22	4,074,599	22,787	2,452,777	60.20%	1,621,822
<b>All Counties</b>	<b>150</b>	<b>25</b>	<b>16,206</b>	<b>108</b>	<b>58,804,206</b>	<b>3,628</b>	<b>41,375,476</b>	<b>70.36%</b>	<b>17,428,730</b>



*B & B Farms, Galloway Township, Atlantic County*

# New Jersey Highlands

8 farms received SADC cost-share grants in the Highlands region in FY2024, adding 972 acres in the Highlands Planning area. No farms in the Highlands Preservation area were preserved through the SADC in FY2024.

Qualified farm owners in the Highlands continued to benefit from the “Dual-Appraisal Valuation Provision” which requires an appraisal valuation based on “pre-highlands” zoning and environmental regulations that were in place on January 1, 2004.

The Highlands Act was amended in 2019 to extend this provision another five years, expiring on June 30, 2024.

## Highlands Preservation & Planning Areas (Summary of Preserved Farmland through 6/30/2024)

Participating County	Number of Farms	Number of Municipalities	Acres	Average Farm Size	Total Cost	Per Acre Total Cost	State Cost	State Cost Share Percent	County Municipality Federal Cost Share
Bergen	4	1	291	73	9,128,750	31,400	5,795,420	63.49%	3,333,330
Hunterdon	164	12	12,548	77	109,540,798	8,730	81,439,417	74.35%	28,101,382
Morris	113	11	7,156	63	142,351,076	19,892	78,821,638	55.37%	63,529,438
Passaic	1	1	41	41	986,695	24,000	592,017	60.00%	394,678
Somerset	34	3	2,451	72	54,885,668	22,397	32,224,895	58.71%	22,660,773
Sussex	26	6	2,763	106	11,929,195	4,318	8,496,586	71.23%	3,432,609
Warren	258	18	23,759	92	149,227,036	6,281	105,549,257	70.73%	43,677,779
<b>All Counties</b>	<b>600</b>	<b>52</b>	<b>49,008</b>	<b>82</b>	<b>478,049,219</b>	<b>9,755</b>	<b>312,919,230</b>	<b>65.46%</b>	<b>165,129,989</b>

## Highlands Preservation Area (Summary of Preserved Farmland through 6/30/2024)

Participating County	Number of Farms	Number of Municipalities	Acres	Average Farm Size	Total Cost	Per Acre Total Cost	State Cost	State Cost Share Percent	County Municipality Federal Cost Share
Bergen	3	1	244	81	5,263,844	21,609	3,568,386	67.79%	1,695,458
Hunterdon	52	9	4,171	80	50,315,696	12,064	40,237,766	79.97%	10,077,930
Morris	87	5	6,010	69	97,895,650	16,289	55,498,345	56.69%	42,397,305
Passaic	1	1	41	41	986,695	24,000	592,017	60.00%	394,678
Somerset	2	2	327	164	4,389,817	13,418	2,480,304	56.50%	1,909,514
Sussex	8	2	1,144	143	3,671,296	3,209	2,800,177	76.27%	871,119
Warren	91	13	7,728	85	41,439,170	5,362	28,510,784	68.80%	12,928,386
<b>All Counties</b>	<b>244</b>	<b>33</b>	<b>19,664</b>	<b>81</b>	<b>203,962,168</b>	<b>10,372</b>	<b>133,687,778</b>	<b>65.55%</b>	<b>70,274,390</b>

# Highlands Planning Area

(Summary of Preserved Farmland through 6/30/2024)

Participating County	Number of Farms	Number of Municipalities	Acres	Average Farm Size	Total Cost	Per Acre Total Cost	State Cost	State Cost Share Percent	County Municipality Federal Cost Share
Bergen	1	1	47	47	3,864,906	82,000	2,227,034	57.62%	1,637,872
Hunterdon	113	8	8,452	75	60,123,158	7,114	42,099,707	70.02%	18,023,451
Morris	28	10	1,591	57	50,655,911	31,830	26,892,607	53.09%	23,763,304
Somerset	32	2	2,123	66	50,495,851	23,781	29,744,592	58.91%	20,751,259
Sussex	19	6	1,691	89	8,974,234	5,306	6,126,210	68.26%	2,848,024
Warren	172	17	16,873	98	111,300,122	6,596	79,741,512	71.65%	31,558,609
<b>All Counties</b>	<b>365</b>	<b>44</b>	<b>30,778</b>	<b>84</b>	<b>285,414,182</b>	<b>9,273</b>	<b>186,831,662</b>	<b>65.46%</b>	<b>98,582,520</b>

## Statewide Farmland Preservation Formula

P.L. 2023, c.245 became law on January 8, 2024, and establishes the Statewide Farmland Preservation Formula (“Statewide Formula”) as an alternative method for the valuation of farmland entering the Farmland Preservation Program. The SADC is endeavoring to adopt the Statewide Formula within approximately one year to start using it with existing applicants for preservation in the Spring of 2025.

The Statewide Formula will consider the importance of preserving agricultural lands in the municipality and county, the value of natural resources in the municipality and county in which the land to be preserved is located, and other relevant factors including, but not limited to, the rate of inflation, the quality of the agricultural soils, the size of the agricultural lands to be preserved, the risk of conversion of the land from productive agriculture to nonagricultural use, and proximity to preserved land. Scan the QR code below or visit [www.nj.gov/agriculture/sadc/publications/guidance/](http://www.nj.gov/agriculture/sadc/publications/guidance/) for more information.



# PLANNING

## Non-Agricultural Project Reviews

Pursuant to the Agriculture Retention and Development Act (ARDA), the SADC is active in reviewing non-agricultural development projects involving preserved farmland and land in Agriculture Development Areas (ADAs) to determine the effect of these projects on the preservation and enhancement of agriculture in ADAs and overall State agriculture and development policies.

In FY2024, the SADC reviewed a proposed state and county highway intersection improvement in Salem County designed to address an existing public safety concern. The request from Carneys Point Township involved condemnation of part of a preserved farm to acquire a 0.053-acre permanent right-of-way and a 0.10-acre temporary grading easement. Also reviewed was a project proposed by the Sussex County Division of Engineering to replace, in-kind, a county-owned bridge adjacent to a preserved farm. The County requested, and the SADC approved, a 0.064-acre permanent bridge easement and 0.053-acre temporary construction easement.

Staff was involved in several additional project proposals which led to design amendments that avoid impact to ADAs or preserved farmland.

## New Jersey Conservation Blueprint Project

The SADC continues to support the development of the NJ Conservation Blueprint project, a powerful and easy-to-use computer mapping site created by Rowan University's Geospatial Lab. The Blueprint project allows users to access high-resolution, site-specific information about land in New Jersey, including various agricultural and environmental characteristics. SADC staff use this tool extensively to quickly identify farmland attributes to have better informed discussions with preservation partners and landowners. The NJ Conservation Blueprint website can be found at [www.njmap2.com/blueprint](http://www.njmap2.com/blueprint) or via the QR code below.





# Geographic Information System (GIS) Mapping

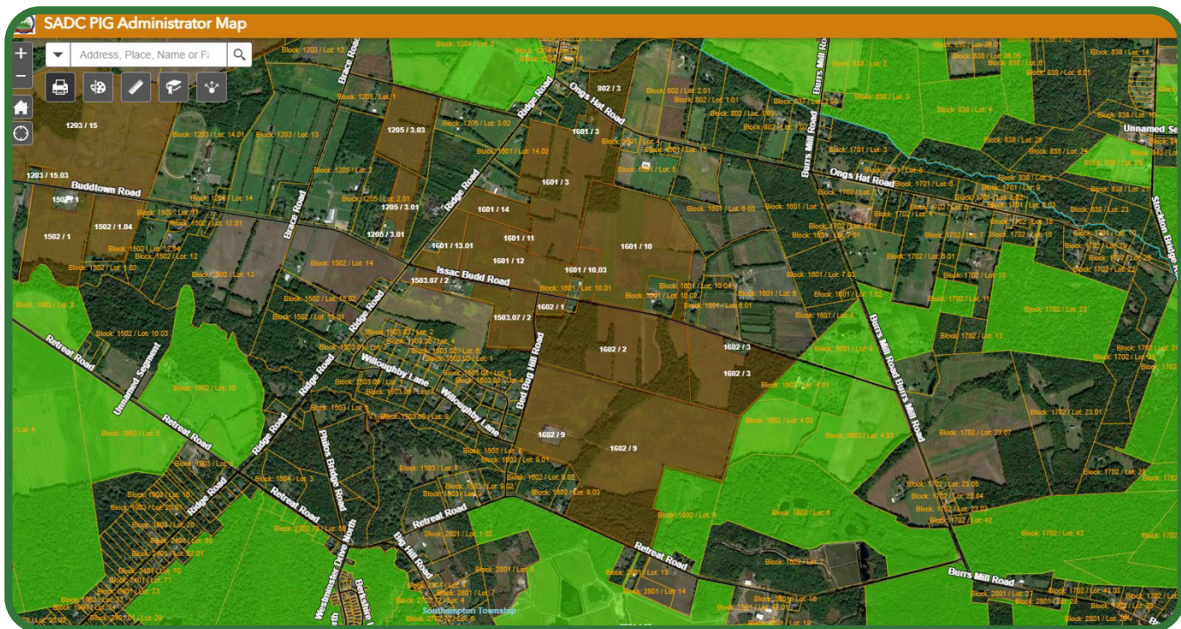
The SADC's GIS staff provide mapping and database support for the SADC's planning, acquisition, and stewardship activities. The majority of the SADC's work is directly related to all aspects of the preserved farms and the farms to be preserved in the future.

The SADC maintains its Public Web Map service, which provides access to an easy-to-use interactive online farmland preservation map tool used to locate preserved farmland and related information. A separate web map application is also available to aid Planning Incentive Grant administrators. SADC web maps can be accessed through the QR code below (left) or the SADC home page: <https://www.nj.gov/agriculture/sadc/>.

Many of the SADC's spatial data layers are hosted as online services, allowing the public and our preservation partners easy access for their mapping needs.

As GIS technology continues to advance, the SADC is continually improving ways GIS can assist with streamlining business processes and making the business of farmland preservation more efficient and accessible to those who are not GIS professionals.

These layers can be accessed through the New Jersey Geographic Information Network website or the SADC's ArcGIS online home page at <https://njdasadc.maps.arcgis.com/home/index.html> or via the QR code below (right).



# AGRICULTURAL DEVELOPMENT

The SADC strives to ensure proper stewardship of preserved farmland and promote efforts to support the business of farming on preserved land. In addition to coordinating the Right to Farm, Agricultural Mediation, and Farm Link Programs, the SADC administers grant programs for wildlife fencing and soil and water conservation projects; administers other post-preservation requests, including those for rural microenterprises, renewable energy, and special occasion events; and supports new and beginning farmers through a newly established Next Generation Farmer Program.

## Next Generation Farmer Program

Farmers in New Jersey have traditionally entered farming by being raised in a farm family or marrying into one, and farmland has historically been passed down from one generation to the next. However, in New Jersey and across the nation, many children of farm families have chosen to pursue other paths, creating a void in what historically has been the standard transition of farm operations.

Many people are interested in farming, including younger people starting out and older ones beginning second careers. But farming has high barriers to entry, including the capital needed to start a business or purchase equipment, learning how to farm, and finding access to farmland. Many who want to farm and have obtained experience through college, apprenticeships, or beginning farmer programs are unable to start their own farm operation. Others may need more hands-on training, mentorship support, or help figuring out how to run a new farm business.

As a result, the SADC established a “Next Generation Farmer Program” in May 2024 to support new and beginning farmers in accessing land, securing technical training, and establishing new, viable farming enterprises. Two new staff members are leading the research and development of the new program. As part of their effort, they are collecting feedback from New Jersey’s agricultural community to help guide the program’s direction and developing strategies for coordinating and collaborating with New Jersey’s agricultural service providers already working on next-generation farmer issues. The SADC is looking to support existing efforts, fill in the gaps with new initiatives, and think outside the box to help qualified new farmers successfully farm.

The program will develop a detailed report on the challenges and barriers faced by next generation farmers, the current landscape of support, and recommendations for addressing the challenges and enhancing support. Staff will work closely with farmers, agricultural service providers, and other stakeholders to gather input on these topics. The report’s recommendations could include developing new programs, resources, and partnerships, as well as changes to policies, regulations, and statutes that could improve overall agricultural viability in New Jersey.

Next Generation Farmer Program staff are providing direct assistance to next generation farmers through resource referral, technical assistance, networking connections, and farm visits. New or beginning farmers in need of assistance and are encouraged to contact the SADC for help.

New users who register on the NJ Land Link website and request a follow-up to discuss resources will also receive a call from program staff to discuss their farming plans and share resources and contacts relevant to their specific needs.

## Farm Link

The Farm Link Program is designed to help farmers and landowners connect and provide access to farming resources. Beginning and established farmers seeking land and farming opportunities can see farmland available online at [www.njlandlink.org](http://www.njlandlink.org) or via the QR code below (left). Landowners with farmland and business opportunities can also connect with the interactive linking service.

The SADC also has resource pages with valuable information about starting a farm, leasing farmland, and developing farm transfer and succession planning, available via the QR code below (right) or online at [www.nj.gov/agriculture/sadc/farmlink/resources/](http://www.nj.gov/agriculture/sadc/farmlink/resources/).

During FY2024, NJ Land Link had 2,310 registered users, and 32 new listings were created by landowners with farmland available and by farmers seeking access to land. The NJ Land Link website was visited by more than 5,700 people during more than 10,765 sessions in FY2024.

In June 2024, SADC staff developing the Next Generation Farmer Program started reviewing all the postings on the NJ Land Link website, archiving any outdated farmland and farmer postings, and ensuring that all listings on the site are verified as current and active.

## Wildlife Fencing Grants

On January 8, 2024, P.L. 2023, c. 233 was signed into law, enhancing the SADC deer fencing grant program. The program, now called the “Wildlife Fencing Grant Program,” still provides cost-share grants for up to 50% of the costs of installing fencing on preserved farms. However, eligibility to apply has been expanded to farm operators and lessees, not just the landowner. Also, the grant funding has increased from the prior cap of \$20,000 to \$50,000, and now includes high-tensile woven wire deer fencing, electric bear fencing, and other wildlife fencing.

Owners, operators, and lessees of permanently preserved farms can apply to the SADC for a cost-share grant to help cover the cost of installing wildlife fencing on their farms.

Following successful first and second rounds of the fencing grant program in FY2017 and FY2019 where applications had to be submitted by a specific date, in FY2020 the SADC updated its program policy to allow applications to be submitted on a rolling basis.

In total, from FY2017 through the end of FY2024, the SADC has approved 78 wildlife fencing grant applications and obligated \$1,313,285.47 in cost-share grant funding. During this time, farmers have completed 35 deer fencing projects, and the SADC has reimbursed \$437,294.54 for successful deer fencing grant projects. Farmers whose applications have been approved have three years to complete their projects.

Farmers have responded positively and shared that they intend to add new crops they would have avoided growing before having the added protection of deer fencing. The seven farms whose applications were approved in FY2024 planned to grow fruits (including apples), vegetables, grapes, hay, Christmas trees, nursery stock, and hemp on approximately 126 acres to be fenced. The one farm that completed its fencing project in FY2024 planned to grow grapes, soybeans, and hay in the newly fenced area.



# Wildlife Fencing Grants Totals

Since the Inception of the Wildlife Fencing Grant Program:

37 fencing projects completed

32.57 miles of fencing installed

\$437,294.54 reimbursed

1,332.74 acres fenced

## In FY2024:

1 fencing project completed

\$7,343.60 reimbursed

0.6 miles of fencing installed

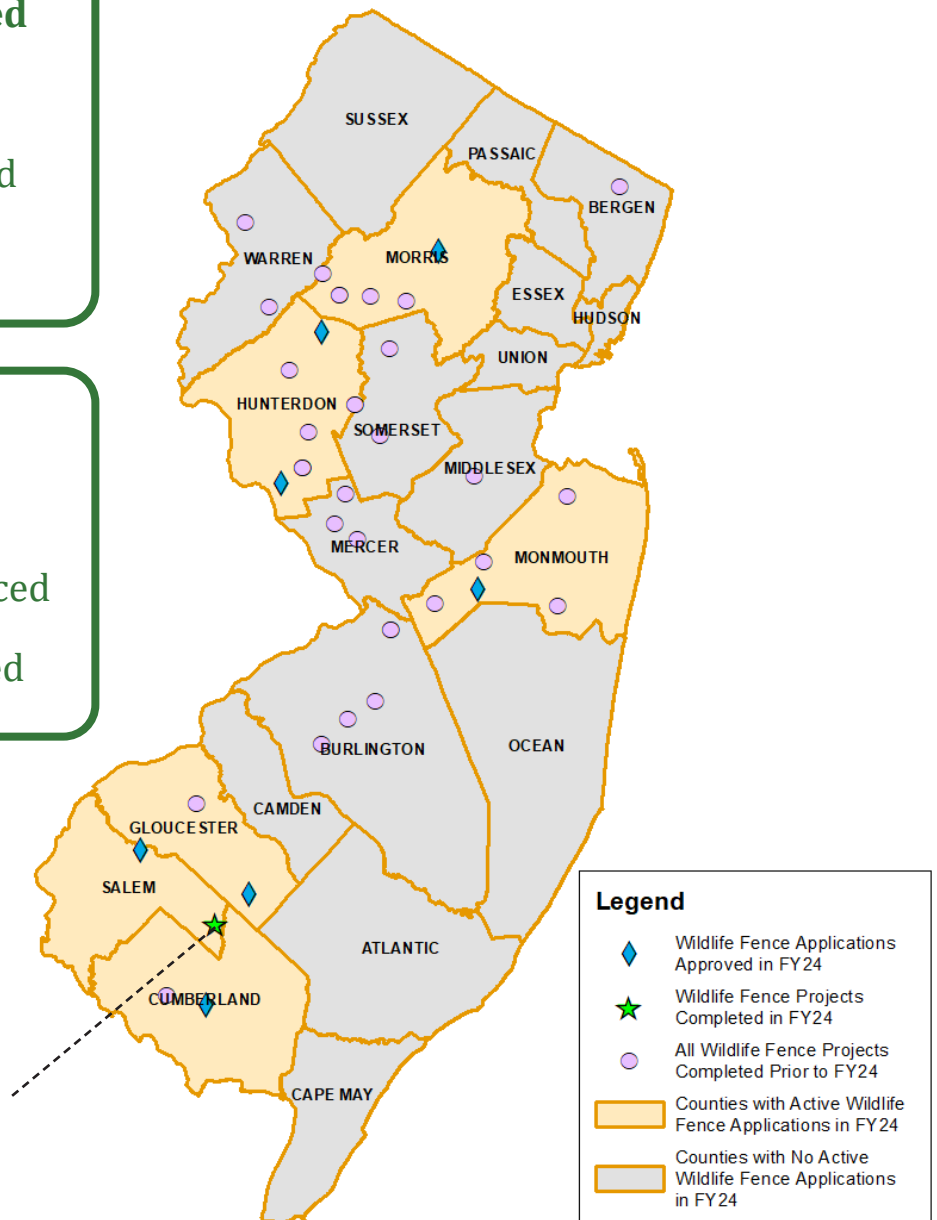
13 acres fenced

7 applications approved

\$350,000 obligated

126 acres proposed to be fenced

4.5 miles of fencing proposed



*Natali Vineyards, LLC*  
Pittsgrove Twp., Salem County  
Grape, soybean, and hay production

# Soil & Water Cost-Share Grants

Farms permanently preserved or enrolled in the Term Farmland Preservation Program (for an 8 or 16-year term) can apply for soil and water conservation grants. Grant amounts are based on farm acreage and can fund up to 50% of approved project costs.

Eligible projects are designed to prevent soil erosion and sediment damage; control and reduce pollution on farmland; impound, store, and manage water for agricultural purposes; and improve land, soil, and water management to achieve maximum agricultural productivity. The State Soil Conservation Committee (SSCC) has approved 20 eligible project types for cost-sharing through the SADC Soil and Water Grants Program (see below).

In FY2024, the SADC approved 20 projects in 8 counties totaling \$560,698.45, including irrigation systems, underground and open drainage systems, animal waste control facilities, and livestock watering facilities, which will be implemented in the next 3 years. Furthermore, 22 existing approved projects in 9 counties were completed in FY2024 totaling \$356,716 paid to farmers for successfully implementing grassed waterways, water impoundments, irrigation systems, and underground and open drainage systems.

For more information about the State Soil & Water Cost-Share Program, scan the QR code below or visit [www.nj.gov/agriculture/sadc/farmpreserve/grants/](http://www.nj.gov/agriculture/sadc/farmpreserve/grants/).

## Grants Available For:

1. Terrace systems
2. Diversions
3. Contour farming
4. Strip-cropping systems
5. Grassed waterways
6. Windbreak restoration or establishment
7. Stream protection
8. Permanent vegetative cover
9. Precision land shaping & grading
10. Water impoundment reservoirs
11. Irrigation systems
12. Sediment retention, erosion, or water control structures
13. Permanent open drainage systems
14. Underground drainage systems
15. Livestock water facilities
16. Forest tree stand improvement
17. Forest tree plantations
18. Site preparation for natural regeneration
19. Animal waste control facilities
20. Agrichemical handling facilities



# Soil & Water Cost-Share Grants: Highlights from FY2024

## Animal waste control facility and livestock water facility, Hunterdon County



**Animal waste stacking pad**

Animal waste control facilities reduce pollution into water, land, and air from animal waste, and help farmers better manage nutrient application and disposal. The SADC provided financial assistance to this dairy farm in Hunterdon County to construct a manure stacking pad. The manure is collected on the pad throughout the year to be spread on cropland at times when crops can use the nutrients rather than spreading daily. This saves the farmer both time by avoiding daily spreading, and money on purchased fertilizer. Vegetation surrounding the manure storage helps to filter runoff and manage water quality, preventing and slowing nutrients and pathogens from impacting water quality of local streams.

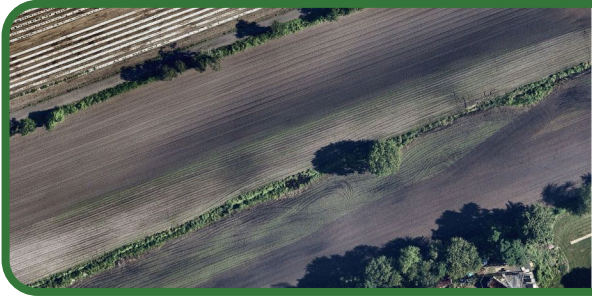
## Open drainage, Burlington County

Permanent open drainage systems are another way to quickly move excess water from cropland to improve regular access to the field, soil structure, and crop health. Like underground drainage systems, the water is drained into nearby vegetated outlets where it can be naturally filtered of sediments and pollutants, reducing erosion and improving water quality. For this project in Burlington County, the SADC reimbursed a farmer for removing accumulated sediment from an existing surface drain and replanting the area with native grasses to stabilize it.



**Open drainage**

**BEFORE (wet)**



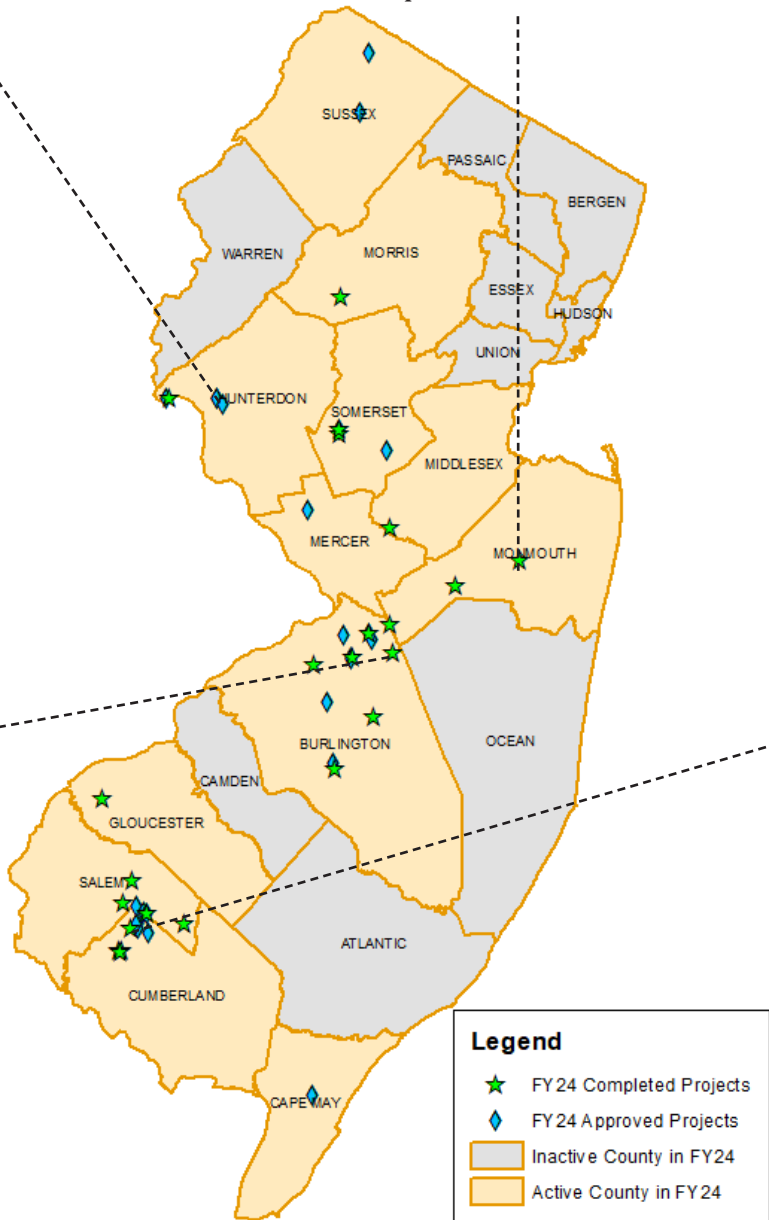
**AFTER (drained)**



Before and after installation aerial view shows how lateral pipes below the surface drained the dark ponded fields.

**Subsurface drainage, Monmouth County**

Sometimes known as “tile drainage”, installing subsurface drainage has many benefits for crop production and agricultural viability. Tile drains are replaced on historically drained fields to collect and convey excess water from the soil profile. This improves crop health and helps keeps cropland accessible and more productive. The water is drained into nearby vegetated outlets where it can be naturally filtered before entering streams. For this project in Monmouth County, a total of 7,000 feet of failed drain tile was replaced.



**Irrigation system, center pivot, Cumberland County**

Many New Jersey farmers are facing the need to reliably maintain and improve their agricultural production while growing food sustainably and resiliently alongside a changing climate. The SADC cost-shares on irrigation systems that can conserve water, improve energy efficiency, control erosion, and reduce non-point source pollution on land for which an adequate water supply is available. In 2024, the SADC assisted a grain farmer in Cumberland County by helping replace an inefficient center pivot irrigation system with a more efficient one that will reduce water and energy consumption and support production on 66 acres of cropland.



**Irrigation system**

# Special Occasion Events

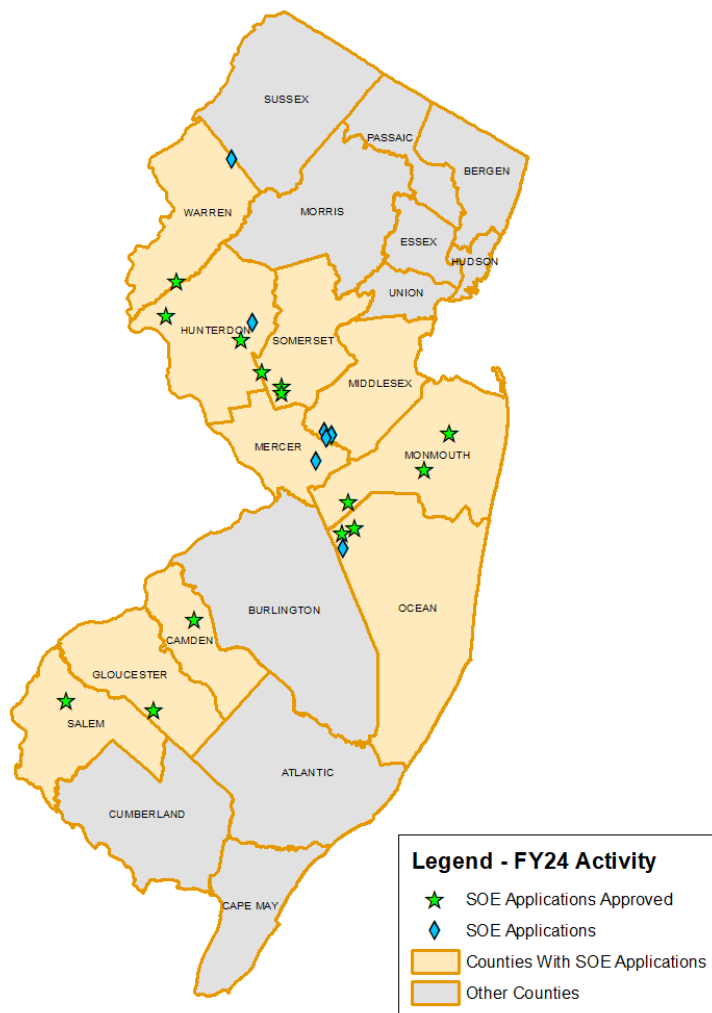
On February 3, 2023, P.L. 2023, c. 9 became law, recognizing the positive effects of holding special occasion events (SOEs) on preserved farms, including weddings, lifetime milestone events, and other cultural or social events, under certain conditions. The law recognizes that holding SOEs can provide supplemental business opportunities for farmers and help improve the viability of the State’s farm operations without displacing agricultural or horticultural use as the first priority use of the land or disrupting neighborhoods that surround preserved farms.

For the purposes of the SOE law, SOEs do not include recreational uses already permitted on preserved farmland; activities eligible for Right to Farm Act protection; weddings held for the owner, operator, or employee of the commercial farm; and weddings held for certain family members of the commercial farm.

Easement holders reviewed 21 SOE applications in FY2024, including 16 that were submitted in FY2024 and 5 that were originally submitted in FY2023, from farms in Camden, Hunterdon, Gloucester, Mercer, Middlesex, Monmouth, Ocean, Salem, Somerset, and Warren Counties. 14 of these applications were approved for farms in Camden, Hunterdon, Gloucester, Monmouth, Ocean, Salem, Somerset, and Warren Counties; 2 applications were denied for farms in Mercer and Warren Counties, and 5 applications were pending as of the end of FY2024 for farms in Hunterdon, Middlesex, and Ocean Counties.

The approved applications represented a wide variety of events, including wedding ceremonies and receptions; lifetime milestone events, such as baby showers, birthdays, graduations, bridal showers, anniversaries, and private parties; and other social and cultural events, such as fundraisers, country nights, cultural celebrations and events focused on South and Central American traditions, an Irish day event, farm to table dinners hosted by local chefs, vendor showcase events where bridal/event vendors can advertise their services, corporate events, church and nonprofit events, a Koi festival, and other private and community events.

Under the SOE law, the SADC submits a report to the Governor and Legislature each year by August 1. The SADC’s initial report, submitted on August 1, 2024, covered the time period from February 3, 2023 through July 10, 2024, which includes all of FY2024. The SADC plans to continue conducting outreach and educational activities to ensure that all preserved farm owners and operators are aware of the SOE law, its parameters, and the opportunities the law offers.





# Rural Microenterprise

Under the Rural Microenterprise Law (P.L. 2015, c. 275) and the related rules that became effective in June 2018, a farmer who owns a qualifying preserved farm can apply for a special permit to conduct a rural microenterprise on the farm.

A rural microenterprise or “RME” is defined as a small-scale business or activity that is fully compatible with the agricultural use and production on the premises and does not, at any time, detract from, diminish, or interfere with the agricultural use of the premises and is incidental to the agricultural use of the premises. The program’s rules also promote and incentivize the preservation of historic and culturally significant agricultural structures on preserved farms.

The SADC approved one Rural Microenterprise permit during FY2024:

- The Katona Farm in Chesterfield Township, Burlington County, utilizing an existing farm building for welding, fabrication, and full-service repair and a maintenance shop to service utility terrain vehicles and farm equipment and for the sale of used utility terrain vehicles.

# Renewable Energy

In FY2024, the SADC approved proposed solar energy generation projects on 3 preserved farms pursuant to P.L. 2009, c. 213, which established certain limits and criteria for solar, wind, and biomass energy generation on preserved farms. Since the inception of the law, a total of 58 solar energy projects have been approved on 47 preserved farms.

Town/County	Approval Date	Rated Capacity (kWh)	Mounting Type	Ag Production	Occupied Area (Sq./ft.)	Demand Use
Mansfield Twp., Burlington County	10/24/2023	16,157	Ground	Equine & Soybeans	4,889.44	Residence
Springfield Twp., Burlington County	12/7/2023	150,829	Ground	Equine	19,517.71	Barns & Stables
Hopewell Twp., Cumberland County	2/26/2024	15,111	Roof	Orchard	862.5	Residence & Barn

# Easement Monitoring

In FY2024, the SADC and its County and Nonprofit partners, who also hold farmland preservation easements, visited 2,932 preserved farms. The annual monitoring visits offer an opportunity to discuss the farmland owner’s concerns, questions, or needs. In addition, the visits are meant to discuss plans for the farm business and possibly circumvent possible conflicts with the terms and conditions of the preservation easement.

## Fee Simple Farm Update

As of June 30, 2024, the SADC owns three farms in fee: the Buckhorn Creek Farm in White Township, Warren County, the Case Farm in West Amwell, Hunterdon County, and the Lamb Farm in Upper Freehold Township, Monmouth County.

The 567-acre Buckhorn Creek Farm was purchased in the Spring 2024, and the SADC is currently considering how to utilize it with the goal of returning the land to private ownership. In the meantime, the farm will continue to be leased and stay in production.

The Lamb Farm is a small farm parcel associated with the Horse Park of New Jersey, which the SADC owns in fee and leases for hay production and Horse Park use.

The SADC acquired the 87-acre Case Farm in fee simple in 2007 and offered it for lease with terms that provide for extensions, up to a total lease term of 12 years, for a tenant farmer who would successfully implement needed conservation practices on the farm, which had numerous areas of severe erosion. By the end of FY2022, the tenant farmer had installed most of these conservation practices. Most of the installation costs for the work were covered through Federal conservation cost-share grants through the Conservation Reserve Enhancement Program (CREP) and the Environmental Quality Incentive Program (EQIP), with the remainder of the tenant farmer’s costs deducted from lease payments, as outlined in the farmer’s lease agreement with the SADC.

This innovative approach of using a conservation-oriented, long-term lease has resulted in many benefits:



*SADC Staff at the Case Farm*

- The erosion issues have been addressed in cooperation with the farmer and the costs were offset by utilizing over \$130,000 in federal grants
- The long-term lease offers a more secure planning horizon for the farmer
- Soil and water resources are better conserved
- The long-term capital improvements make the farm more desirable

This long-term leasing pilot project is in response to requests from the agricultural community for long-term leases to promote farm viability. The current farmer started renting the farm in 2018 and has extended the lease two times, with the lease now expiring in 2030. At that time, the SADC could lease the farm again to the same farmer, to a new farmer or farmers, or sell the land as preserved.

# RIGHT TO FARM PROGRAM

The SADC administers the Right to Farm Program in partnership with New Jersey's 18 County Agriculture Development Boards (CADBs) to protect responsible commercial farms from public and private nuisance actions and unduly restrictive local regulations. To receive Right to Farm Act protection, farms must be operated in conformance with generally accepted practices and comply with other eligibility criteria. Formal Right to Farm determinations are made by CADBs and the SADC on a case-by-case basis and must include a balancing of the interests of all parties, including consideration of relevant local ordinances.

In January 2024, the SADC issued a final decision in *Raritan Township v. Funk*. The SADC approved the landowner's site-specific agricultural management practice for the construction of a concrete pad and use of a detached garage for winemaking activities, provided the activities were conducted in compliance with state and federal laws, including compliance with the requirements of the NJ Division of Alcoholic Beverage Control. The decision, which can be found via the QR code below or at [www.nj.gov/agriculture/sadc/rtfprogram/formdet/ssamp/](http://www.nj.gov/agriculture/sadc/rtfprogram/formdet/ssamp/), also discussed the requirement that a commercial farm be operated as a "single enterprise".

In June 2024, the SADC published two rule amendments. One updated Right to Farm agricultural management practices for commercial fruit tree production, commercial vegetable production, on-farm composting, and fencing installation for wildlife control. The other amendment expanded the types of disputes that may be mediated under the SADC's Agricultural Mediation Program, and clarified the training requirements for certified mediators.

SADC staff are always available to provide Right to Farm presentations to government entities, boards, farmers, organizations, and the general public.



*Nothnick Farm, Franklin Township, Gloucester County*



# AGRICULTURAL MEDIATION PROGRAM

The Agricultural Mediation Program received mediation requests in 13 cases in FY2024.

Each of these cases involved Right to Farm/Farmer-Neighbor issues, i.e., issues between farmers and municipalities or farmers and neighbors. The farmers and other parties reached an agreement in five of the six cases in which a mediation session was held.

The range of Right to Farm/Farmer-Neighbor issues for which mediation was requested included farm building construction (constructing a building as an accessory structure without a principal structure); high tunnel greenhouse installation; neighbor encroachment; noise and impact from nursery truck/trailer traffic; property maintenance; light, sound, and dust concerns from agritourism activities; water runoff; municipal approval for special occasion events; aquaculture shell-curing; farm tenant housing; non-agricultural activities on a farm; and processing and storage of processed products.

Each mediation session is facilitated by a trained and impartial mediator who helps the parties examine their mutual issues, identify and consider options, and determine if they can agree on a solution. Mediation is voluntary, confidential, and free, and typically only takes a meeting or two to complete. The SADC coordinates in-person, remote, and hybrid meeting options.

Issues that can be mediated using the program include:

- Right to Farm/Farmer-Neighbor Issues
- USDA Program Issues
- Agricultural Loan and Credit Issues
- Lease Issues (e.g., land, equipment, livestock, buildings)
- Farm Transition Issues
- Organic Program Compliance Issues
- Other Issues as Appropriate



# OUTREACH, TRAINING, & GUIDANCE

The SADC attends and hosts events around the State to educate partners and members of the farm community about the program. Additionally, internal education for SADC staff ensures they are best able to provide a high level of customer service.

Some events and activities during FY2024 included:

- A Farm Conservation Planning presentation for SADC and NJDA staff members to better understand farm conservation plans and their use in SADC programs.
- Direct easement outreach meetings in Warren, Salem, Cumberland, and Somerset Counties to new farmland preservation applicants to answer landowner questions.
- Presentation to provide Right to Farm Act and Agriculture Mediation education and basics for Rutgers agricultural agents at their quarterly meeting.
- Presentation on farmland preservation, agricultural mediation, and Right to Farm in Atlantic County to provide background on SADC programs.
- Preserved farmland workshop in Central Jersey and South Jersey for municipal officials regarding how to handle and research post-preservation requests on preserved farms.
- Annual appraisal conference to educate appraisers who perform farmland preservation appraisals.
- Presentation at the League of Municipalities to review and discuss SADC programs.
- Remote presentation to educate preservation partners on the Soil Protection Standards (SPS) rules and mapping overview.
- Remote public hearing on SPS targeting the general public to review the rule and solicit comments.
- Two in-person meetings for preservation partners to review and discuss SPS.
- Presentation at Rowan University's Food Systems Planning Course to provide an overview of the SADC, its programs and a discussion on career paths with undergraduate students.
- Attendance at the Northeast Organic Farming Association (NOFA) winter conference to promote SADC programs.
- Meetings with CADBs to introduce and solicit feedback on the Statewide Formula Valuation method.



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