

NO
ADOPTION

RESOLUTION 2016 – 61

A RESOLUTION GRANTING FINAL APPROVAL OF THE PRESERVATION OF HOPE HILL FARM
APPLICATION TO SELL DEVELOPMENT EASEMENT

WHEREAS, the Township of Franklin submitted a Planning Incentive Grant (PIG) Application to the State Agriculture Development Committee pursuant to the State Agriculture Retention and Development Act, N.J.S.A. 4:1C-11 *et seq.*, the Planning Incentive Grant Program, N.J.S.A. 4:1C-43.1 *et seq.*, and the regulations thereunder; and

WHEREAS, the application provided for the proposed acquisition of a Development Easement on property owned by Jason Richard Vartikar – McCullough and Sarah Christian and known as Block 23 Lots 8.01, 8.20, 8.21 & 8.22; and

WHEREAS, the State Agriculture Development Committee certified the fair market value (CMV) of the aforementioned development easement pursuant to N.J.A.C. 2:76-7.14 at \$9,800.00 per acre for an approximate total of \$608,580.00; and

WHEREAS, the landowner has accepted the Township's offer of \$9,800.00 per acre for an approximate total of \$608,580.00; and

WHEREAS, the estimated cost sharing breakdown for the acquisition of development easement is as follows (based on an estimated 62.1 net acres), subject to the actual acreage to be covered by the development easement per the final survey which conforms to the farmland preservation program requirements:

	Total	
SADC	\$365,148.00	(\$5,880.00 per acre)
Hunterdon County	\$121,716.00	(\$1,960.00 per acre)
Franklin Twp.	\$121,716.00	(\$1,960.00 per acre)
Total Easement Purchase	\$608,580.00	(\$9,800.00 per acre)

NOW, THEREFORE, BE IT RESOLVED by the Township Committee of the Township of Franklin in the County of Hunterdon that the Township Committee gives final approval to the proposed acquisition of a development easement to be held by the County of Hunterdon on the Hope Hill Farm, Block 23, Lots 8.01, 8.20, 8.21 and 8.22 in the Township of Franklin, County of Hunterdon, State of New Jersey, on approximately 62.1 acres pursuant to the County's Planning Incentive Grant application subject to the following:

1. The conveyance of a development easement which shall provide for the following:
 - a. One, six (6) acre severable exception area limited to one (1) single family residential unit;
 - b. One, 1.5 acre nonseverable exception area limited to one (1) single family residential unit;
 - c. No dwelling units on area under easement;
 - d. No non-agricultural uses;
 - e. No Residual Dwelling Site Opportunities.

IT IS FURTHER RESOLVED that this resolution be sent to the Hunterdon County Agriculture Development Board, Hunterdon County Board of Chosen Freeholders and to the State Agriculture Development Committee for their final approval;

FINAL APPROVAL and **ACCEPTANCE** of this application is contingent upon the approval and acceptance of the County of Hunterdon and the State Agriculture Development Committee.

Susan Soloway, Mayor
Township Committee

CERTIFICATION

I do hereby certify that the foregoing is a true copy of a Resolution adopted by the Township Committee of the Township of Franklin in the County of Hunterdon, at a meeting thereof held on October 27, 2016.

Ursula V. Stryker, RMC
Municipal Clerk