



JOHN A. OLSZEWSKI, JR.
County Executive

JEFF MAYHEW, Acting Director
Department of Planning

Baltimore County Agriculture Advisory Board Meeting Minutes

MEETING: February 13, 2019 Board Meeting – 4:30 pm – 5:32 pm @ The Baltimore County Center for Maryland Agriculture, 1114 Shawan Road, Cockeysville, MD 21030

BOARD MEETING AT THE BALTIMORE COUNTY CENTER FOR MARYLAND AGRICULTURE

BOARD MEMBERS PRESENT: Gail Ensor (Chair), Stephen Myer, Scott Welsh, Russell Berk, and John Merryman

BOARD MEMBERS ABSENT: N/A

OTHERS PRESENT: Wally Lippincott (Staff), Joe Wiley (Staff), Kaylee Justice (Staff), Ann Jones (Advisory), Betty & Lee Wilhelm (landowners), Drew Robinson & Chris Mudd (Venable), and Steve & Dan Pieper (landowners).

INTRODUCTION: The meeting was opened at 4:30 pm by Gail Ensor.

I. APPROVAL OF MINUTES/ADDITION OR DELETION OF AGENDA ITEMS:

A. Approval of Minutes of: October 10, 2018

Motion: To approve minutes of October 10, 2018 with no changes.

Motion by: Steve Myer Second by: Scott Welsh

Decision: Unanimous Approval

B. Addition or Deletion of Agenda Items. Addition of item MALPF Easement Landowner Request – Immelt, Susan; Request for consolidation of parcels 843, 583, and 481 under a single easement (MALPF #03-84-06AES2, BC# 83-15B).

Motion by: John Merryman Second by: Steve Myer

Decision: Unanimous Approval

II. MALPF EASEMENT LANDOWNER REQUESTS/ISSUES

A. Knoche H Gerard Jr, Trustees (03-08-24) -10405 Liberty Road, Randallstown. 65 +/- acres.

Request– Recommendation of approval for amendment to Deed of Easement to include parcel 215.

Background: The owners of the property are requesting the Board's recommendation to amend the Deed of Easement (Liber 0029119, Folio 135) to include tax parcel 215 containing 1.292 acres. At the time the easement was initiated, the same entity that owned the farm did not own parcel 215. Parcel 215 is leased by Ian Roblee-Hertzmark and Aliza Sandberg Hertzmark who run and operate the property on a full-time basis. The owners wish to protect the agricultural value, character, use and utility of the lot in conjunction with the remainder of the property.

DISCUSSION: Wally Lippincott (Staff) gave an overview of the request and explained that parcel 215 was not originally included with the Deed of Easement due to the fact that it was not owned by the family at the time the easement was conveyed. Lee Wilhelm (landowner) shared that the family felt that it made sense to buy the property with the intention to add it to the existing easement and that the family who farms the property lives there. Betsy

Wilhelm (landowner) added that all of the farm is now owned by the Trust. Gail Ensor (Chair) indicated that the parcel to be added to the Deed of Easement will be contiguous with the remainder of the property owned by the Trust.

Motion 1: Recommend approval to amend the Deed of Easement to include parcel 215.

Motion by: Steve Myer **Second by:** John Merryman

Decision: Unanimous Approval

B. Immelt, Susan (03-84-06AES2) -1019 Greenspring Valley Road, Pikesville 33.29 +/- acres.

Request– Consolidation of parcels 843, 583, and 481 under a single easement.

Background: Originally part of a larger easement, parcel 843 (33.29 acres) was subdivided off from a 72 acre tract. The owners of parcel 843 also own parcel 481 and 583, which are not currently under easement. The owners intend to consolidate the three parcels into one under single ownership with a single tax account number. A new MALPF easement would be recorded over the consolidated parcel

DISCUSSION: Wally Lippincott gave an overview of the request sharing that when the parcels are consolidated they will all be under common ownership. Steve Myer (Board member) asked if the rights to the child's lots will be relinquished. Wally shared that he understood they would be and that the 25 year clause would also be eliminated. Chris Mudd (Venable) added that the intent of the consolidation is to be under common ownership and that the property would become one tax parcel.

Motion 1: Recommend approval to consolidate parcels 843, 583, and 481 under a single easement.

Motion by: Steve Myer **Second by:** Russel Berk

Decision: Unanimous Approval

V. PROGRAM POLICY

A. LESA Ranking Criteria

DISCUSSION: Wally Lippincott and the Board went over the current LESA Ranking Criteria sheet and discussed potential changes. Landowners, Steve and Dan Pieper, were present to discuss how their property ranked on the previous MALPF application round.

VI. OLD BUSINESS UPDATES:

N/A

VII. STATUS OF EASEMENT TRANSACTIONS/ INSPECTIONS/ UPDATES

A. Easement Status Updates – White property baseline documentation has been completed and several properties have settled.

VIII. MISCELLANEOUS/INFORMATION/CORRESPONDENCE/NEWS ARTICLES

N/A

IX. FUTURE MEETING DATES

The next scheduled meeting date is March 13, 2019.

X. ADJOURNMENT

Motion: To Adjourn the Board meeting (@ 5:32 pm)

Motion by: John Merryman **Second by:** Russell Berk

Decision: Unanimous Approval