



Henderson County Farmland Preservation Taskforce

Monday, February 10, 2025 - 6:00 PM
King Street Meeting Room
100 N. King Street, Hendersonville, NC 28792

Agenda

1. Call Meeting to Order
2. Invocation and Pledge of Allegiance
3. Adjustment and Approval of Agenda
4. Public Comment
5. Approval of December 9, 2024, Meeting Minutes
6. AGZ Grant Updates
 - a. Landowner Outreach Discussion
7. Taskforce Recommendations Discussion
8. Next Meeting
9. Adjourn

**Henderson County
Farmland Preservation Taskforce: December 9, 2024**

The Farmland Preservation Taskforce held a meeting on December 9, 2024, at 6:00 PM in the King Street Meeting Room located at 100 N. King Street.

Taskforce Member	Present	Absent
Commissioner Rebecca McCall, Chair	✓	
Hunter Marks – Planning Board		✓
Danny McConnell – Soil & Water Conservation District	✓	
Gary Steiner – NC Cooperative Extension	✓	
Jimmy Cowan – NC Farm Bureau		✓
Joffrey Merrill – AgHC	✓	
Randy Newman – Hendersonville Board of Realtors		✓
Jason Edney – At large	✓	
Justin Patwin – At large		✓
Linda Pryor – At large		✓
Alan Ward – At large	✓	
Danielle McCall – At large	✓	

Also present:

Chris Todd, Assistant County Manager
 Autumn Radcliff, Planning Director
 Janna Bianculli, Senior Planner
 Liz Hanson, Planner I
 April Hoyt, Henderson County Soil & Water
 Dr. Terry Kelley, NC Cooperative Extension
 Kieran Roe, Conserving Carolina

R = attended remotely

Commissioner and Taskforce Chair Rebecca McCall called the meeting to order at 6:04 PM.

Invocation & Pledge of Allegiance:

Taskforce Chair Rebecca McCall led the invocation and pledge after the meeting was called to order.

Adjustment and Approval of Agenda:

Taskforce Chair Rebecca McCall requested that Dr. Terry Kelley present the impacts of Hurricane Helene on the agriculture community as an additional agenda item under Staff Updates. Taskforce member Gary Steiner motioned to approve the meeting agenda with this addition. Motion carried.

Public Comment:

The League of Women Voters provided a letter to the Taskforce Chair.

Adjustment and Approval of November 18, 2024, Meeting Minutes:

Taskforce member Danielle McCall motioned to approve the November 18, 2024; meeting minutes as presented. Motion carried.

Staff Updates:

Dr. Kelley presented the Taskforce with information regarding the aftermath and impacts of Hurricane Helene in late September 2024. Dr. Kelley shared the estimated crop losses in the County due to the storm, totaling \$38,511,297. Dr. Kelley also shared the total loss of other products, livestock, infrastructure, and agritourism. The total losses reported are \$135,294,017.40. Dr. Kelley shared that this information was gathered from a survey distributed to over 1,000 people approximately two weeks after the hurricane. Dr. Kelley also shared that they are continuing to gather data and other information.

Discussion:

Agricultural Growth Zone (AGZ) Grant Application Continued– Scoring Criteria & Priority Areas

At their previous meeting, the Taskforce discussed the Local Scoring Criteria for the Agricultural Growth Zone (AGZ) grant. The Taskforce requested several changes, and Staff presented the updated Local Scoring Criteria to the Taskforce. Staff also presented an updated AGZ map of priority zones to the Taskforce based on their requests. The Taskforce continued their discussion of the Local Priority Scoring Criteria and AGZ map. Staff also covered the next steps of the grant application and reminded the Taskforce of the January 17, 2025, due date for the application. Staff also mentioned that they plan to submit the grant application several days before the January 17th deadline.

Staff also shared that they had sent out Letter of Support requests to many different agricultural groups, organizations, and individuals for the AGZ grant application. Staff have received several Letters of Support in return.

Next Meeting:

The next Taskforce meeting is scheduled for Monday, January 13, 2025, at 6:00 PM in the King Street Meeting Room.

There being no further business, the meeting was adjourned at 7:01 PM.

Commissioner Rebecca McCall, Chair
Henderson County Farmland Preservation Taskforce



Farmland Preservation Taskforce

HENDERSON COUNTY

February 10, 2025 • 6:00 PM • 100 N. King St



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Welcome new Co-Chair!

Commissioner Sheila Franklin





Member Introductions



01

AGZ GRANT UPDATES



Agricultural Growth Zone Grant

- The Board of Commissioners discussed the grant at their January 6th meeting and approved requesting the full **\$2 million** match
- Staff submitted the grant with the Soil & Water Department on **January 14th!**
- Grant funding should be announced in **Summer 2025**
- Any potential federal funding pauses will **not** impact these grant funds



Landowner Outreach

Agricultural Conservation Easements



Landowner Outreach

- What are the most effective ways to reach landowners regarding the AGZ program / agricultural conservation easements?
- What are the most common questions or reservations landowners have about agricultural conservation easements?
- What is the key to implementing a successful agricultural conservation easement program?



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TASKFORCE RECOMMENDATIONS



Taskforce Recommendations

- **Adopt Amendments to the Henderson County Code of Ordinances Chapter 45 – Farmland Preservation** (Agricultural Conservation Easements, Ag Advisory Board Expansion, Farmland Preservation Coordinator Position).
- **Update the County’s 2010 Agricultural Preservation Plan.**
- **Apply for federal and state grants for agricultural conservation easements and other County agriculture projects** (NC ADFPTF, AGZ Grant, NRCS ALE).
- **Increase enrollment in Voluntary Agricultural Districts (VAD) and Enhanced Voluntary Agricultural Districts (EVAD).**
- **Support the creation of a County Farmland Preservation Fund** (PUV rollback funds, alternative funding sources).

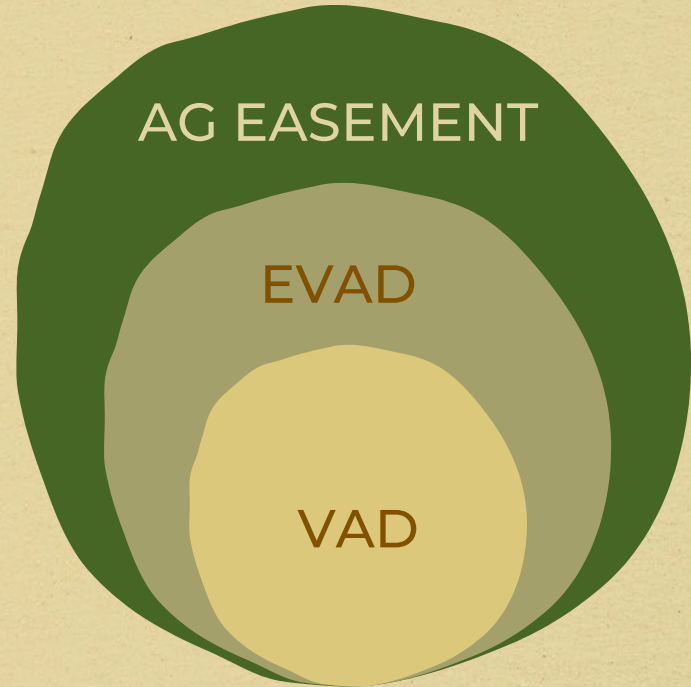
The Agricultural Advisory Board will discuss the Ordinance Amendments at their **February 26th** meeting.



Taskforce Recommendation Cont.

Explore additional Farmland Preservation tools:

- Estate and Succession Planning
- Zoning
- Conservation Subdivisions
- Legislation to allow for Transfer of Development Rights
- Education





THANKS!

Next Meeting:

March 10, 2025 @ 6:00 PM

King Street Meeting Room

