

City of Ann Arbor

100 N. Fifth Avenue
Ann Arbor, MI 48104
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Meeting Minutes

Wednesday, July 14, 2010

4:30 PM

County Building, 220 N. Main St.

Greenbelt Advisory Commission (GAC)

CALL TO ORDER

Chair Rubin called the meeting to order at 4:36 p.m. in the County Board of Commissioners Meeting Room, 220 S. Main Street.

ROLL CALL

Present 8 - Tom Bloomer, Dan Ezekiel, Michael Garfield, Jennifer Santi Hall, Gilbert S. Omenn, Commissioner Laura Rubin, Peter Allen, and Catherine Riseng
Absent 1 - Carsten Hohnke

SPECIAL PRESENTATIONS

None.

PUBLIC COMMENTARY

None.

APPROVAL OF AGENDA

A motion was made by Commissioner Omenn, seconded by Commissioner Allen, that the Agenda be approved as presented. On a voice vote, the Chair declared the motion carried.

APPROVAL OF MINUTES

1. [10-0728](#) Greenbelt Advisory Commission Minutes of June 9, 2010

A motion was made by Commissioner Santi Hall, seconded by Commissioner Riseng, that the minutes of June 9, 2010 be approved by the Commission and forwarded to the City Council by August 5, 2010. On a voice vote, the Chair declared the motion carried.

PUBLIC HEARINGS

None.

OLD BUSINESS

None.

NEW BUSINESS

1. **Small Farm Easement Language**

A motion was made by Commissioner Santi Hall, seconded by Commissioner Omenn, to support revising the conservation easement language on an as

needed basis in the following ways for small farms and local producers to support season extension production:

1. Allow up to 20% of the conservation easement parcel for development of non-permanent agricultural structures, such as hoop houses, in order to support season extension, so long as it is consistent with the intended purpose of the conservation easement, in order to increase the potential agriculture production on easement parcel.
2. Continue to limit the amount of impervious surface development at 2% of the easement parcel for permanent buildings.

On a voice vote, the Chair declared the motion carried.

2. [10-0726](#)

Updated Scoring Criteria

Ginny Trocchio explained the changes to the screening and scoring systems for review of potential acquisitions. A copy of the changes are on file in the City Clerk's Office.

The Commission discussed the proposed changes in detail and decided that section A(1)(g) under Screening/Review Criteria be removed and discussed at a future meeting.

SCREENING/REVIEW CRITERIA

[A.(1.)(g.) Local Food. Does the farm produce locally produced foods and contribute to local food economy?

<i>Yes</i>	<i>15 pts.</i>
<i>No</i>	<i>0 pts.]</i>

Note: [] Indicated deleted language.

A motion was made by Commissioner Santi Hall, seconded by Commissioner Garfield, that the Scoring Criteria be approved with changes. On a voice vote, the Chair declared the motion carried.

3. Election of Officers

A motion was made by Commissioner Rubin, seconded by Commissioner Allen, that Commissioner Hall be appointed as Chair of the Commissioner and Dan Ezekiel be appointed as Vice Chair. On a voice vote, the Chair declared the motion carried.

4. Staff Update

WHITNEY AND HONKE PROPERTY AWARDED GRANTS

Ms. Trocchio informed the Commission that they have received word from FRPP regarding the Whitney and Honke properties who applied for federal grants this year. Awards were granted to both properties; the Whitney property received \$418,407.00 and the Honke property received \$260,970.00. The Whitney property has been approved by City Council and the Honke property is expected to go before Council on July 19, 2010.

An application to FRPP was submitted at the end of June through the Great Lakes

Restoration Initiation for \$1.3 million. Ms. Trocchio expected to hear back some time in either August or September on the progress of those applications.

KENNY ZEEB PROPERTY IN ANN ARBOR TOWNSHIP

Ann Arbor Township closed on Kenny Zeeb property which is adjacent to Kat property in Ann Arbor Township.

1ST ANNUAL GREENBELT BUS TOUR

Ms. Trocchio reminded the Commission that July 17, 2010 is the first annual Greenbelt Bus Tour. Thirty people are expected to attend the tour. The tour will start at the Farmers Market going out to the Don Botsford property, then on to Tom Bloomer's farm and would end in Ann Arbor Township.

NEXT AGENDA ITEMS

None presented.

REPORTS FROM STAFF

None.

REPORT FROM COMMITTEES

None.

COMMUNICATIONS

COMMISSIONER BLOOMER

Commissioner Bloomer updated the Commission on the recent Breakfast On The Farm Tour. The tour was a success with 2,400 people attending. 2100 people ate breakfast and 300 people took the tour without eating. It was an outstanding demonstration to people of the food production in Washtenaw County, showing people who may not be aware of what happens in agriculture and how powerful and important agriculture is in this county.

COMMISSIONER GARFIELD

Commissioner Garfield informed the Commission that the Washtenaw County Board of Commissioners is preparing a proposal to put a millage renewal on the November 2010 ballot for the County Metro Areas Program. The program was amended to make funds more useable for agricultural easement transactions, so the commission may have even more opportunities to partner with them in the future.

PUBLIC COMMENTARY

None.

CLOSED SESSION TO DISCUSS LAND ACQUISITION

A motion was made by Commissioner Omenn, seconded by Commissioner Bloomer, that the Commission enter into Closed session to discuss Land Acquisition. On roll call, the vote was as follows, with the Chair declaring the motion carried. (The meeting recessed at 5:30 p.m.):

Yeas: 8 - Commissioner Bloomer, Commissioner Ezekiel, Commissioner Garfield, Commissioner Santi Hall, Commissioner Omenn, Commissioner Rubin, Commissioner Allen, and Commissioner Riseng

Nays: 0

Absent: 1 - Councilmember Hohnke

MEETING RECONVENED

A motion was made by Commissioner Ezekiel, seconded by Commissioner Bloomer, that the meeting reconvene. On a voice vote, the Chair declared the motion carried and the meeting reconvened at 6:19 p.m.

Application No. 2010-05

A motion was made by Commissioner Omenn, seconded by Commissioner Bloomer, to recommend to City Council to make an offer in the amount of \$1,247,000.00 for the purchase of development rights on the farm identified in application 2010-05, if FRPP grant funds are awarded and to further recommend to City Council to appoint funds to cover the remaining purchase price, plus additional funds for due diligence and closing costs. If no FRPP funds are awarded, but there is at least 20% match received from other sources, the Greenbelt Advisory Commission recommends to City Council to move forward with purchase. On a voice vote, the Chair declared the motion carried.

Application No. 2010-06

A motion was made by Commissioner Omenn, seconded by Commissioner Riseng, to recommend to City Council to make an offer in the amount of \$655,400.00 for the purchase of development rights on the farm identified in application 2010-06, if FRPP grant funds are awarded and to further recommend to City Council to appropriate funds to cover the remaining purchase price, plus additional funds for due diligence and closing costs. If no FRPP funds are awarded, but there is at least 20% match received from other sources, the Greenbelt Advisory Commission recommends to City Council to move forward with purchase. On a voice vote, the Chair declared the motion carried.

Application No. 2005-17

A motion was made by Commissioner Omenn, seconded by Commissioner Ezekiel, to recommend to City Council to make an offer in the amount of \$725,000.00 for the purchase of development rights on the farm identified in application 2005-17, if FRPP grant funds are awarded and to further recommend to City Council to appropriate funds to cover the remaining purchase price, plus additional funds for due diligence and closing costs. If no FRPP funds are awarded, but there is at least 20% match received from other

sources, the Greenbelt Advisory Commission recommends to City Council to move forward with purchase. On a voice vote, the Chair declared the motion carried.

Application No. 2005-29

A motion was made by Commissioner Omenn, seconded by Commissioner Santi Hall, to recommend to City Council to make an offer in the amount of \$139,200.00 on the application identified in application 2005-29, due to its adjacency to other protected properties and the landowners' willingness to donate 20%.. On a voice vote, the Chair declared the motion carried.

Application No. 2010-03

A motion was made by Commissioner Omenn, seconded by Commissioner Ezekiel, to amend previous motion of April 2010, and to recommend to City Council to partner with Webster Township on the Purchase of Development rights on property identified in application 2010-03 and to recommend the contribution of \$18,305.00 toward the purchase price, per their request.. On a voice vote, the Mayor declared the motion carried.

ADJOURNMENT

A motion was made by Commissioner Omenn, seconded by Commissioner Santi Hall, that the meeting be adjourned. On a voice vote, the Chair declared the motion carried and the meeting adjourned at 6:23 p.m.

Laura Rubin, Chairperson

Anissa R. Bowden
Recording Secretary