

Acquisition of an Agricultural Conservation Easement – Oaky Grove Farm

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Prior Actions to Support the Acquisition

- In June of 2022, the BOC approved the Wake County Farmland Preservation Ordinance, establishing the Enhanced Voluntary Agricultural District (EVAD) and Conservation Easement Programs.
- In March of 2023, the BOC approved the appropriation of rollback tax funds to the Deferred Agricultural, Horticultural, and Forestlands Tax fund, to be used for Agricultural Conservation Easements.
- Since the ordinance was established, more than 1,000 acres have been added to the VAD program and there have been numerous conservation easement applications submitted.

Farmland Preservation Program

Purpose

To protect and conserve agricultural land and water resources for the future production of local food and fiber.

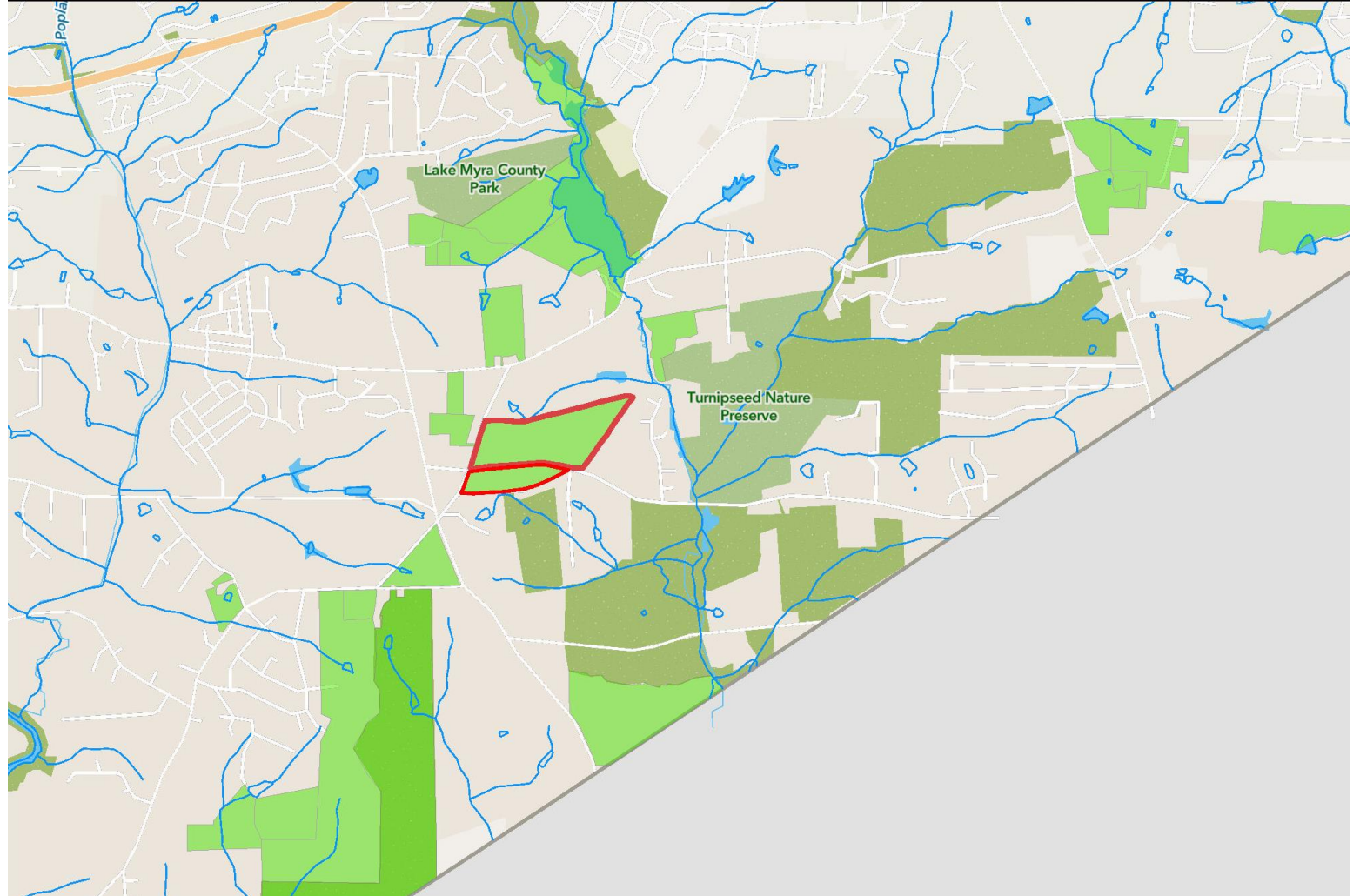
In addition, the program...

- Protects farm and forestlands, scenic landscapes, riparian corridors and water quality.
- Bolsters local food security efforts by protecting land for production.



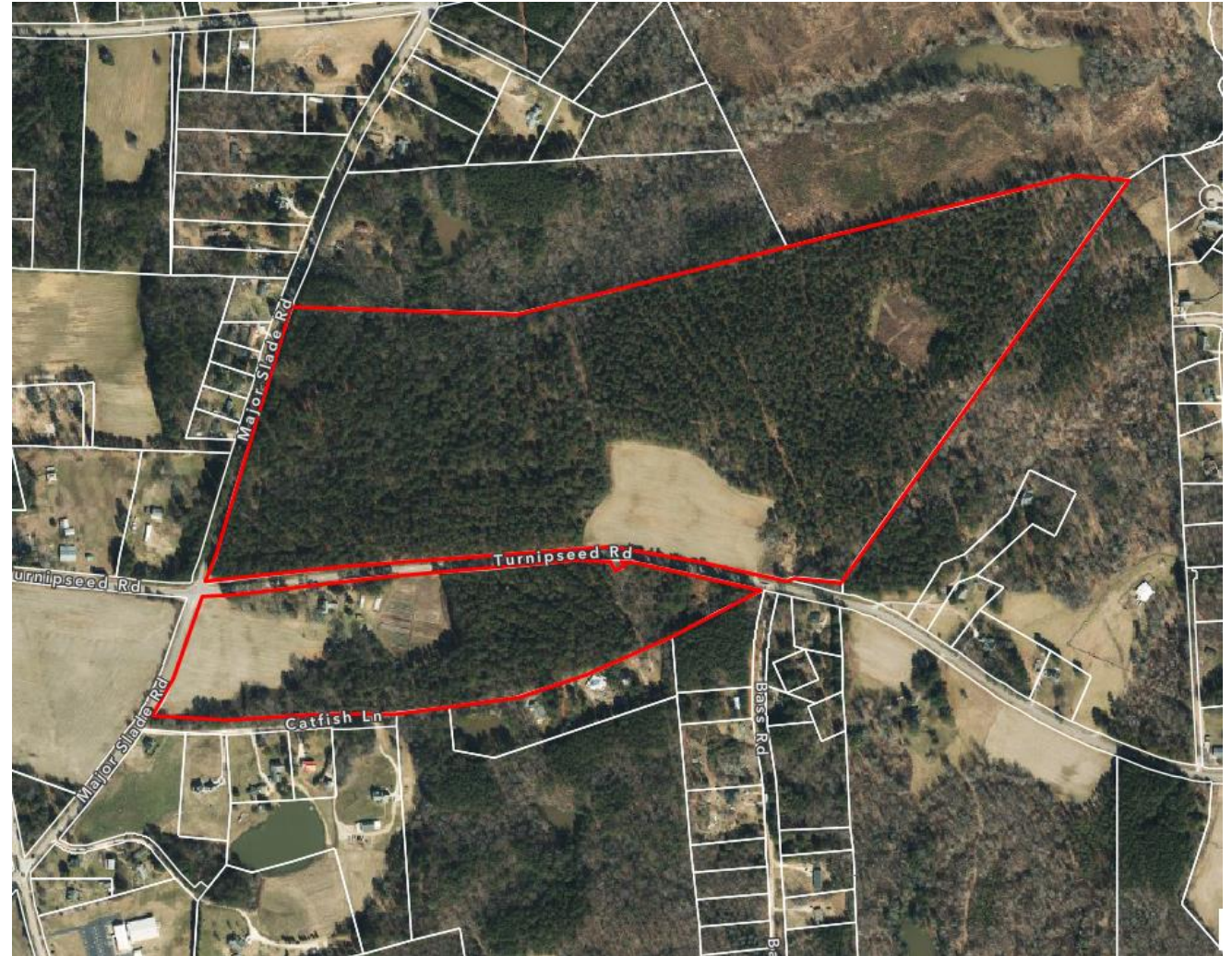
Oaky Grove Farm & Forest

- First project to utilize new Deferred Agricultural, Horticultural, and Forestlands Tax program for the purchase of an Agricultural Conservation Easement.
- The land is owned by Talmage and Carol Brown.
- Part of the Mark's Creek Rural Landscape, a protected conservation corridor.



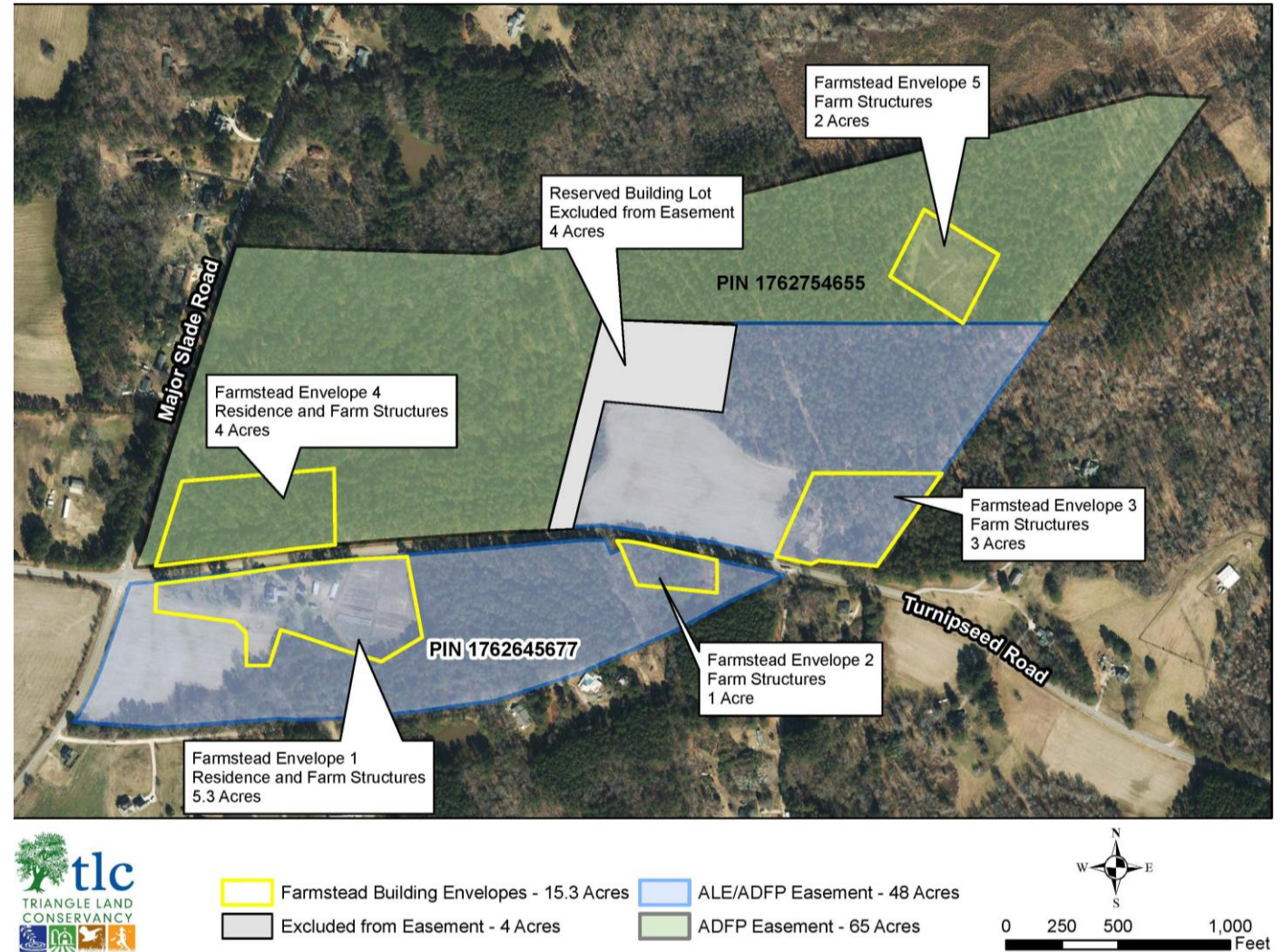
Oaky Grove Farm & Forest

- 117-acre farm; roughly 100 acres of forestry 17 acres of open crop land.
- The forestland is under active timber management.
- The open land is being utilized for a mixture of traditional row crop production and small produce.
- The produce operation is run by the Karen Community Farmers, a group of refugee farmers from Myanmar.



Oaky Grove Farm & Forest

- The property is divided into two conservation easements.
- 48 acres under USDA ALE/NCADFP/Wake County easement.
- 65 acre under NCADFP/Wake County easement.
- 5 building envelopes – 1 primary residence and 1 farm worker house per easement.
- Soils are >97% prime farmland or farmland of statewide importance.



Oaky Grove Farm & Forest - Budget

- Wake County funding share is roughly 8% of total cost.

Landowner Land Value Contribution and TLC	\$ 3,751,550
North Carolina's Development and Farmland Preservation Trust Fund (NCADFP)	\$ 497,700
Wake County	\$ 400,000
U.S. Department of Agriculture's Natural Resource Conservation Service	\$ 500,000
Total	\$5,149,250



Questions?



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