

**RESOLUTION
ROCK COUNTY BOARD OF SUPERVISORS**

LAND CONSERVATION
COMMITTEE
INITIATED BY



THOMAS SWEENEY
DRAFTED BY

LAND CONSERVATION
COMMITTEE
SUBMITTED BY

APRIL 8, 2020
DATE DRAFTED

**FINALIZING PURCHASE OF THE WILLIAM AND MARION BARLASS
AGRICULTURAL CONSERVATION EASEMENT**

- 1 **WHEREAS**, the Rock County Board of Supervisors officially approved the Rock County Purchase of
- 2 Agricultural Conservation Easements (PACE) Program and adopted the document entitled Rock County
- 3 PACE Program Manual, identifying and outlining all aspects of Program development and
- 4 implementation, on January 13, 2011; and,
- 5
- 6 **WHEREAS**, a PACE application was submitted by the Barlass' to the Land Conservation Department
- 7 (LCD) in 2018 for one hundred (117.77) acres of real property located in part of Sections 26 and 36,
- 8 Township 3 North, Range 13 East, Harmony Township, Rock County Tax Parcel Numbers 6-6-7-256
- 9 and 6-7-385; and,
- 10
- 11 **WHEREAS**, the application was recommended for approval by Land Conservation Department (LCD)
- 12 and the PACE Council, approved by the Land Conservation Committee and County Board in accordance
- 13 with the Rock County PACE Program Manual and approved for partial funding by the Natural Resources
- 14 Conservation Service (NRCS); and,
- 15
- 16 **WHEREAS**, the PACE program and the NRCS Agriculture Conservation Easement Program (ACEP)
- 17 require that easement appraisals be completed by a State of Wisconsin Certified General Appraiser and
- 18 meet the Uniform Standards of Professional Appraisal Practice; and,
- 19
- 20 **WHEREAS**, the purchase price of the easement was determined with the aforementioned methodology
- 21 and the appraisal valuations have been approved by the NRCS; and,
- 22
- 23 **WHEREAS**, the LCD worked closely with the NRCS staff to secure the ACEP funding for said
- 24 easement purchase and will receive said funding at time of the easement closing(s); and,
- 25
- 26 **WHEREAS**, each party to PACE are required to have financial interests as follows; Landowner will
- 27 donate twenty five percent (25%) of the easement value, totaling \$98,000, the County will contribute
- 28 twenty five percent (25%) of the easement value, totaling \$98,000 and the NRCS will contribute fifty
- 29 percent (50%) of the easement value, totaling \$196,000 for a total purchase price of \$294,000.
- 30
- 31 **NOW, THEREFORE, BE IT RESOLVED**, the Rock County Board of Supervisors duly assembled this
- 32 23rd day of April, 2020, do by enactment of this Resolution approve the purchase of the
- 33 Agricultural Conservation Easement on the Barlass Properties, accepts the ACEP Funding, and
- 34 authorizes the LCD to undertake final necessary activities identified therein and obligate all necessary
- 35 funds to complete said activities.
- 36
- 37 **BE IT FURTHER RESOLVED**, the County Board Chair and/or the County Clerk will act as the
- 38 County's agent(s) for closing of said easements.

20-4C-004

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Respectfully submitted:

LAND CONSERVATION COMMITTEE

Richard Bostwick, Chair

Alan Sweeney, Vice Chair

Stephanie Aegerter

Wes Davis

Kaelyb Lokrantz

Robert Potter

James Quade, USDA-FSA Rep.

Jeremy Zajac

FISCAL NOTE:

Funds are available in the 2020 PACE budget for the County's share of the easement.

/s/ Sherry Oja

Sherry Oja
Finance Director

LEGAL NOTE:

The County Board is authorized to take this action pursuant to secs. 59.01, 59.51 and 700.40, Wis. Stats.

/s/ Richard Greenlee

Richard Greenlee
Corporation Counsel

ADMINISTRATIVE NOTE:

Recommended.

/s/ Josh Smith

Josh Smith
County Administrator

EXECUTIVE SUMMARY

This resolution authorizes the Land Conservation Department (LCD) to finalize acquisition of the Agricultural Conservation Easement under the Purchase of Agricultural Conservation Easement Program (PACE) for the William and Marion Barlass Property, which is described as follows:

One Hundred (117.77) acres of real property located in part of Sections 26 and 36, Township 3 North, Range 13 East, Harmony Township, and Rock County Tax Parcel Numbers 6-6-7-256 and 6-7-385.

Acquisition of easement such as this is intended to protect and preserve productive agricultural lands in Rock County, encouraging and promoting the goals of a strong agricultural economy and community identity, intergovernmental cooperation, and a regional land use vision throughout the County.

The value of the Easement was determined by a qualified Real Estate Appraiser and reviewed by a third-party review appraiser, as per USDA-NRCS program guidelines.

If this resolution is approved, the LCD will complete the Easement acquisition process on the Barlass Property, and submit Easement funding reimbursement documentation to the USDA-NRCS. Acquisition of this easement by Rock County is contingent upon funding from the USDA.