1. **Call to Order** –
Chairman Melba Matthews called the October 28, 2014 meeting of the Agricultural Land Preservation Board (ALPB) to order at 6:30 p.m. in Suite 270, GSC.

The following Board Members were in attendance: Melba Matthews, Chairperson; Don Cairns, John Diament, Judy Noyalas, and Eli Silberman.
Staff: Bill Gladden, Director, Tom Abrahamsen, Solicitor, Diana Hoopes, Geoffrey Shellington, Margaret Hodgkiss-Lilly, and Kimberly Gordon.
Absent: Rick Abbott, Mark Dunphy, Duane Hershey, and Amy McKenna.
Visitors: None

2. **Approval of Minutes – August 26, 2014**
The Board meeting minutes were approved as sent. Motion made by John Diament, seconded by Eli Silberman. Motion carried.

3. **Public Comment** -
None

4. **Subdivision request – McQueen Farm (Upper Oxford Township)** –
Margaret Hodgkiss-Lilly presented the proposal and noted that the McQueen Family is requesting that the Board approve a subdivision of their 110.439 acre state easement into 2 lots of 75 +/- acres (with current buildings and the house right) and 35 +/- acres (vacant farmland). They currently have two farmers interested in purchasing the separate pieces. The 75 acre lot is under contract to be sold as a complete farm, and the 35 acre lot is slated to become part of the adjacent Ranck farm easement.

After a discussion, the Board accepted the McQueen Family’s request to subdivide the Upper Oxford 110.439 easement into two lots consisting of a 75 +/- acre portion and a 35 +/- acre portion, and to submit the subdivision to the State Board for their approval.

Motion by John Diament, second by Don Cairns. Motion carried.

5. **State Agricultural Conservation Easement Program – Status Report**

**2011 Round**

#17 Conway, Anne  
----- Settled 9/17/14 – Highland Township

#33 Mangus, Anthony and Karen  
----- Offer Accepted – Lower Oxford Township
2012 Round

#24 Hoopes, Naomi
Offer Accepted – Penn Township

#38 Lofting Trust
Offer Accepted – West Marlborough Township

#54 Mast, Keith and Melinda
Settled 10/22/14 – Honey Brook Township

#64 Wilson Family
Settled 9/30/14 – Lower Oxford Township

2012 Round – 50% Donation

#1 Pannell, Bootsie
Offer Accepted – Londonderry Township

#4 Pannell Revocable Trust
Offer Accepted – Londonderry Township

#6 Cooper, David and Sharon
Settled 9/16/14 – New London Township

2013 Round

#5AStoltzfus, John and Priscilla #2
Offer Accepted – Honey Brook Township

#7 Stoltzfus, Daniel and Rebecca #2
Settled 9/16/14 – Honey Brook Township

#13 Esh/Yoder
Settled 9/11/14 – Highland Township

#22 Barnes, Brendan
Settled 9/10/14 – Londonderry Township

#37 Stoltzfus, Samuel and Ruth
Offer Accepted – Honey Brook Township

#45 Griest Family
Rejected Offer – West Nantmeal Township

##51 Stoltzfus, Benuel and Emma
Offer Accepted – West Nottingham Township

#53 Castaldi, LP
Offer Accepted – West Brandywine Township

#54 Yoder, Daniel and Hannah
Offer Accepted – East Nantmeal Township

#55 King, Levi and Emma
Offer Accepted – West Sadsbury Township

#56 King, Abner and Mary
Offer Accepted – Honey Brook Township

#58 Shantz Family
Offer Accepted – East Vincent Township

#62 Gawrys Family
Offer Accepted – South Coventry Township

6. Challenge Grant Program – Status Report

2011 Round

#70 King, Wilson
Offer Accepted – Elk Township

#78 Stoltzfus, Emanuel and Emma
Offer Accepted – Honey Brook Township

2013 Round

#38 Wright, Eric and Dawn
Settled 10/8/14 – West Nantmeal Township
7. Updates and Other Business –
   ● In response to a question from the Board, Mr. Shellington noted that the report that is being compiled to determine if the Arborganic Acres composting facility in North Coventry Township is in compliance with the NORCO Deed of Easement should be available to be presented to the Board at the December meeting.
   ● Ms. Hoopes announced that the combined program totals for both Commonwealth/County and Challenge Grant programs are 400 farms eased for 34,093.898 acres preserved in Chester County.

8. Executive Session –
   ● Appraisal (1)
   ● Preservation Priorities – 2014 Applicants

9. Adjournment – Meeting adjourned at 7:10 p.m. Motion to adjourn made by Judy Noyalas, seconded by Eli Silberman. Motion carried.

10. Next Meeting – November 18, 2014 at 6:30 PM