



Board of County Commissioners

Agriculture and Public Safety Committee

**RESOLUTION  
AUTHORIZING THE PROPOSED ACQUISITION OF A DEVELOPMENT EASEMENT  
ON JEREMY CHANDLER AND AILEEN MELISSA REILLY FARM  
BLOCK 79, LOT 12  
PILESGROVE TOWNSHIP**

**WHEREAS**, the Township of Pilesgrove submitted a Planning Incentive Grant (PIG) application to the State Agriculture Development Committee (SADC), pursuant to the State Agriculture Retention and Development Act, N.J.S.A. 4:1C-11 et. Seq., the Planning Incentive Grant Program, N.J.S.A. 4:1C-43.1, and the regulations thereunder. The County’s application includes a proposed funding plan which provides for the purchase of the development easements included in the application based upon the SADC using the sliding scale formula; and

**WHEREAS**, the application provided for the proposed acquisition of a Development Easement on the property owned by Jeremy Chandler and Aileen Melissa Reilly farm and designated on the municipal tax map as Block 79, Lot 12 in the Township of Pilesgrove, County of Salem, State of New Jersey; and

**WHEREAS**, the State Agriculture Development Committee certified the fair market value of the development easement pursuant to N.J.A.C. 2:76-7.14 at \$5,800 per acre on March 29, 2023. The estimated cost sharing breakdown for the acquisition of the development easement is as follows (based on an estimated 19.1 net acres), subject to (a) the actual acreage to be covered by the development easement per the final survey which conforms to the farmland preservation program requirements, and (b) any additional adjustments pursuant to the State statute rule, regulation or policy:

State Agriculture Development Committee	\$	64,468.00
Salem County	\$	23,156.00
Pilesgrove	\$	23,156.00
Total	\$	110,780.00

**WHEREAS**, the Salem County Agriculture Development Board gave final approval to the proposed acquisition of a development easement on the Jeremy Chandler and Aileen Melissa Reilly Farm, Block 79, Lot 12 in the township of Pilesgrove, on approximately 19.1 net acres at its August 23, 2023 meeting and is subject to the following:

- (a) The conveyance of a development easement which shall provide for the following:
  1. Exception: Non-severable exception consisting of two (2) acres for one (1) future single family residential unit
  2. Non-Agricultural use(s): Zero (0)
  3. Dwellings: Zero (0)
  4. Residual Dwelling Site Opportunities: Zero (0)

**NOW, THEREFORE, BE IT RESOLVED** that the Salem County Board of County Commissioners that authorizes the proposed acquisition of a development easement on the Jeremy Chandler and Aileen Melissa Reilly Farm in an amount of approximately \$23,156.00.

GORDON J. OSTRUM, JR., Deputy Director of the Board of County Commissioners  
Chair, Agriculture/Public Safety Committee

I hereby certify the foregoing to be a true resolution adopted by the Salem County Board of County Commissioners on September 6, 2023.

STACY L. PENNINGTON  
Clerk of the Board

RECORD OF VOTE

COMMISSIONER	RESOLUTION MOVED	RESOLUTION SECOND	AYE	NAY	ABSTAIN	ABSENT
E. Ramsay		✓	✓			
C. Taylor			✓			
D. Timmerman						✓
G. Ostrum Jr.	✓		✓			
B. Laury			✓			

✓ Indicates Vote

Department Initials KA

I, **Kelly A. Hannigan, CFO** of the County of Salem, hereby certify in accordance with **Section 5:34-5 of the Local Public Contracts Guidelines and Local Public Contracts Regulations** that adequate funds for the contract listed below are available and are contained in the **OFFICIAL BUDGET** of the County of Salem.

Kelly A. Hannigan, CFO

<b>AMOUNT:</b> Approximately \$23,156.00	<b>DATE:</b> September 6, 2023
<b>ACCOUNT # and NAME:</b> T-65-56-860-157-105	Co Open Space/Farmland Preservation
<b>FOR:</b> Easement – Jeremy Chandler and Aileen Melissa Reilly Farm – Pilesgrove	
<b>VENDOR:</b> West Jersey Title Agency	