

Priority Preservation Areas

Shannon O'Neil, Ag Preservation Program Administrator
SONeil@FrederickCountyMD.gov, 301-600-1411

History of PPA's

- Frederick County adopted the current PPA's in the 2010 County Comprehensive Plan
- Purpose of the PPA's:
 - Make the County eligible for additional State funds
 - Target land preservation efforts and build critical masses of protected lands on the highest priority properties
- Criteria for choosing Frederick County PPA's:
 - Prime Farmland Soils
 - Existing clusters and predominance of Agricultural Preservation activities
 - Predominance of large farm parcels of 100 acres or more
 - Existence of high value agricultural enterprises such as dairy farms, wineries, and greenhouse/nursery operations

History of PPA's (continued)

- State Requirements for PPA's:
 - Contain productive agricultural or forest soil/Be capable of supporting profitable agricultural and forestry enterprises
 - Be governed by local policies, ordinances, regulations, and procedures that:
 - Stabilize the agricultural and forest land base so that development does not convert or compromise agricultural or forest resources; and
 - Support the ability of working farms in the priority preservation area to engage in normal agricultural activities
 - Be large enough to support normal agricultural and forestry activities in conjunction with the amount of development permitted by the county in the priority preservation area, as represented in its adopted comprehensive plan

Goals (continued)

- Frederick County's Ag Pres program was certified by the State in 2010. County has maintained Certification since that time. Recertification occurs every 5 years, with interim reports in-between.
- Goals that must be met to achieve recertification:
 - Maintain rural communities and areas capable of supporting agricultural and forestry activities that enable positive economic contributions of agriculture and forestry and the important roles that farming and forestry play in enhancing Maryland's environment
 - Complement MALPF's mandate to preserve viable agricultural and forest lands
 - Make agricultural and forest land preservation part of an overall effort to manage growth and preserve environmental quality
 - Assure the cost effectiveness of:
 - County expenditures directed toward preservation of agricultural and forest land
 - Expenditures by the county of the agricultural land transfer tax

Funding

- Being a certified county gives Frederick County millions in funding for ag preservation
 - \$2M from MALPF annually
 - Retain 75% of locally generated ag transfer tax (ATTR)
 - Uncertified counties retain only 33% (County would lose on average \$500k/year in ATTR if lost certification)
 - Annual Rural Legacy grant funds (\$1-3M)

Priority Preservation Area Goal

- Goal is to preserve 80% of the undeveloped land
- Total Land in PPAs: 95,993 acres
 - 2009: 30% preserved
 - 2017: 43% preserved
 - 2024: 49% preserved

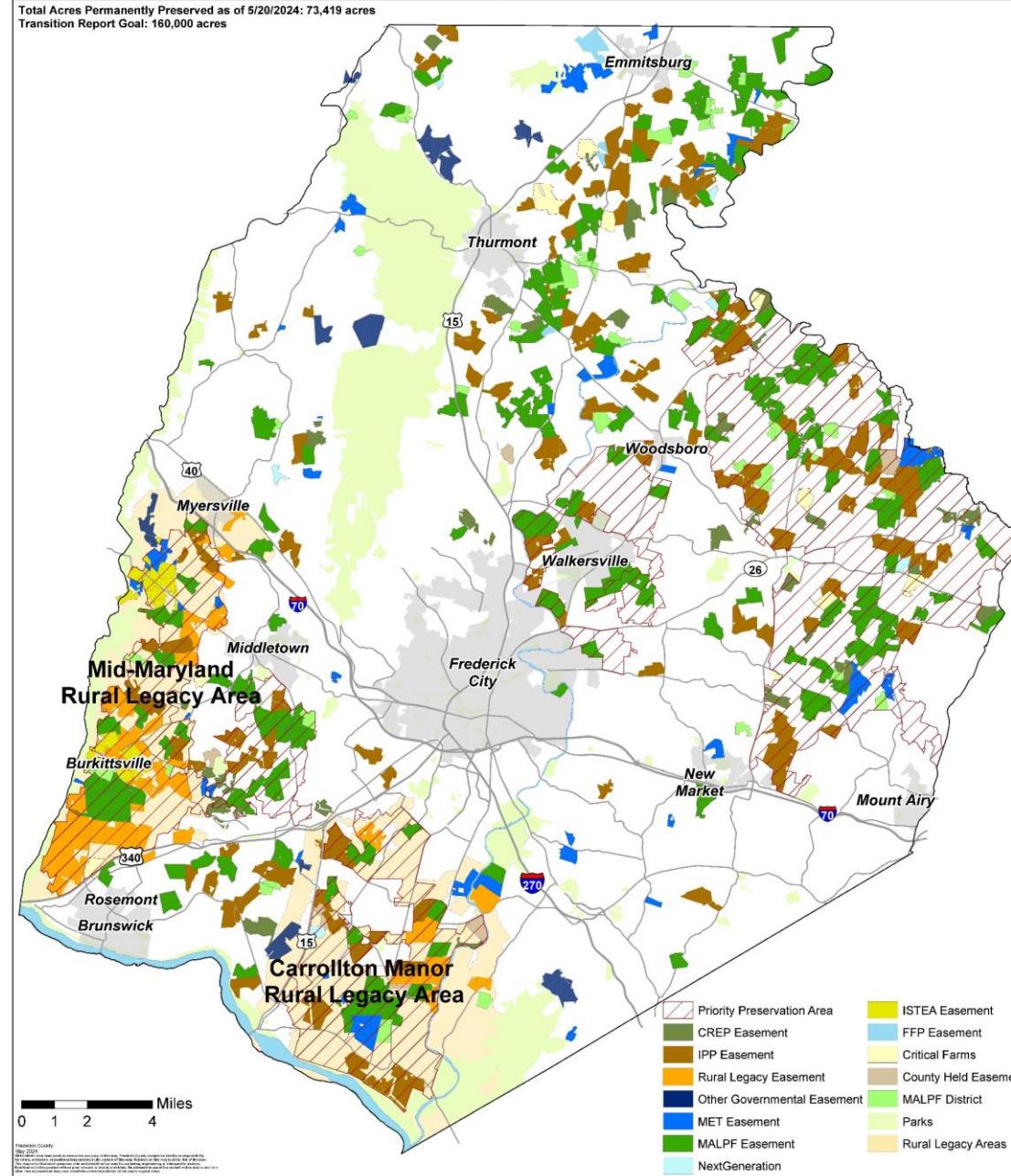


Frederick County Agricultural Preservation

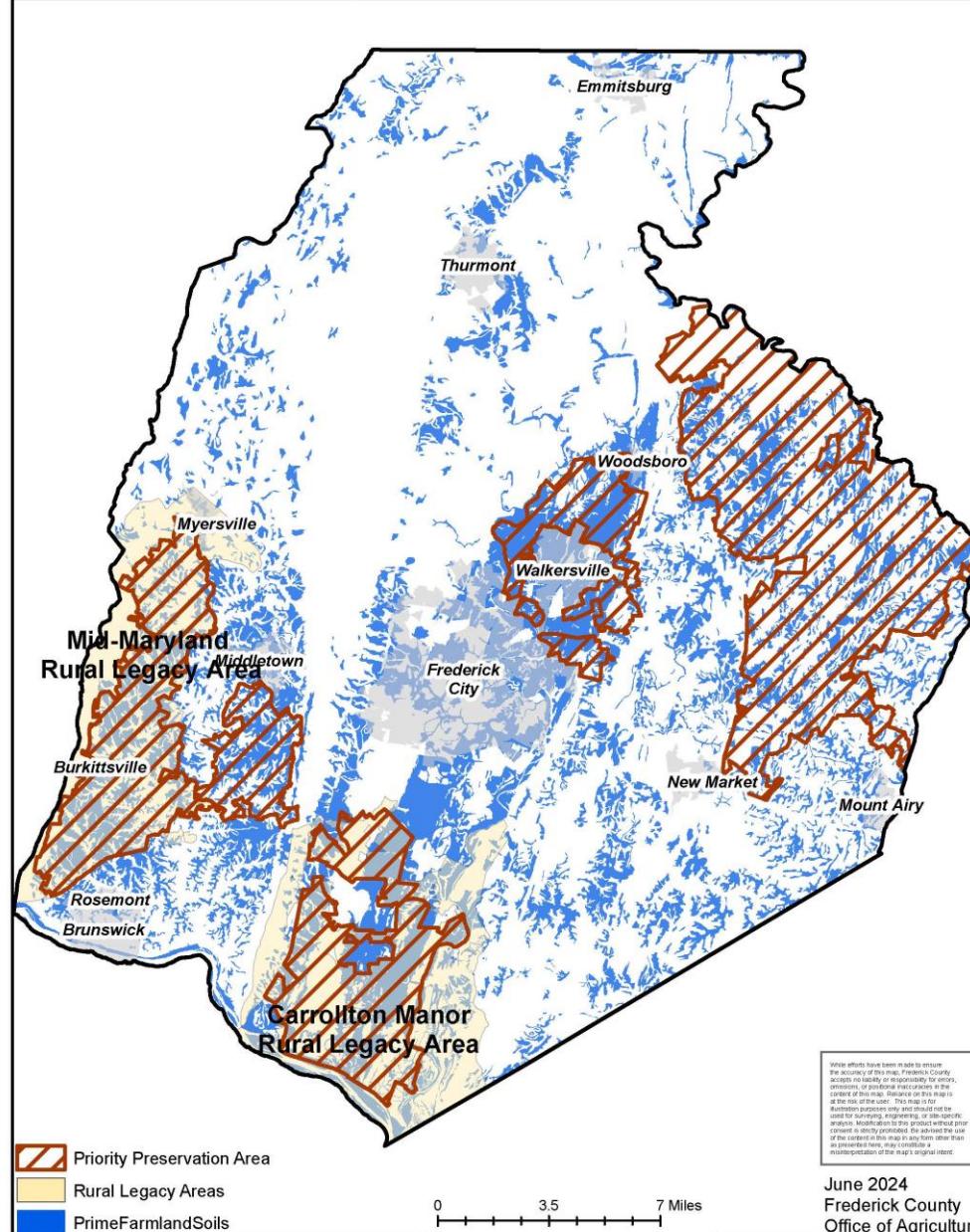


Total Acres Permanently Preserved as of 5/20/2024: 73,419 acres
Transition Report Goal: 160,000 acres

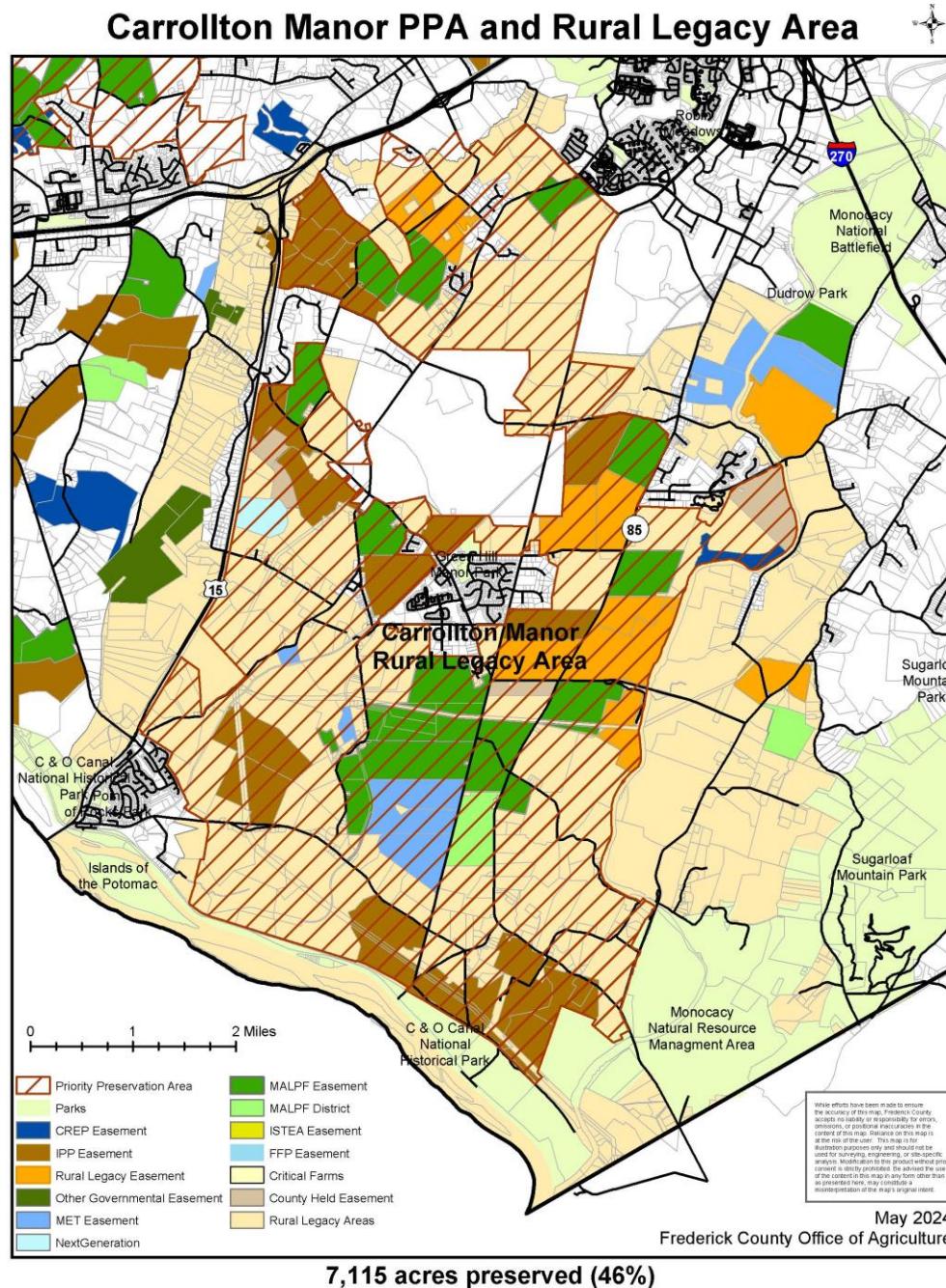
Total Acres Preserved
as of 05/2024:
73,419



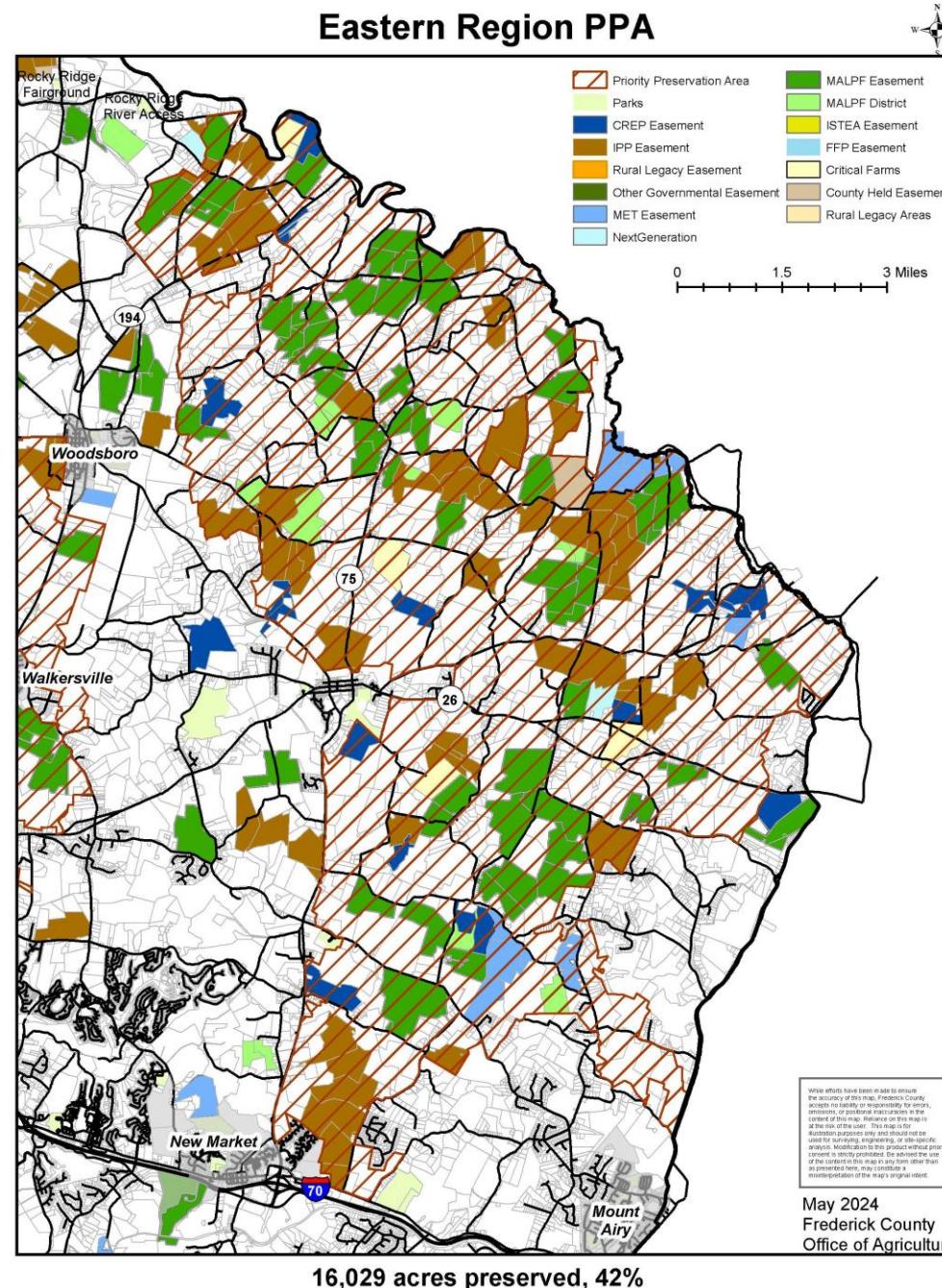
Frederick County Prime Farmland Soils



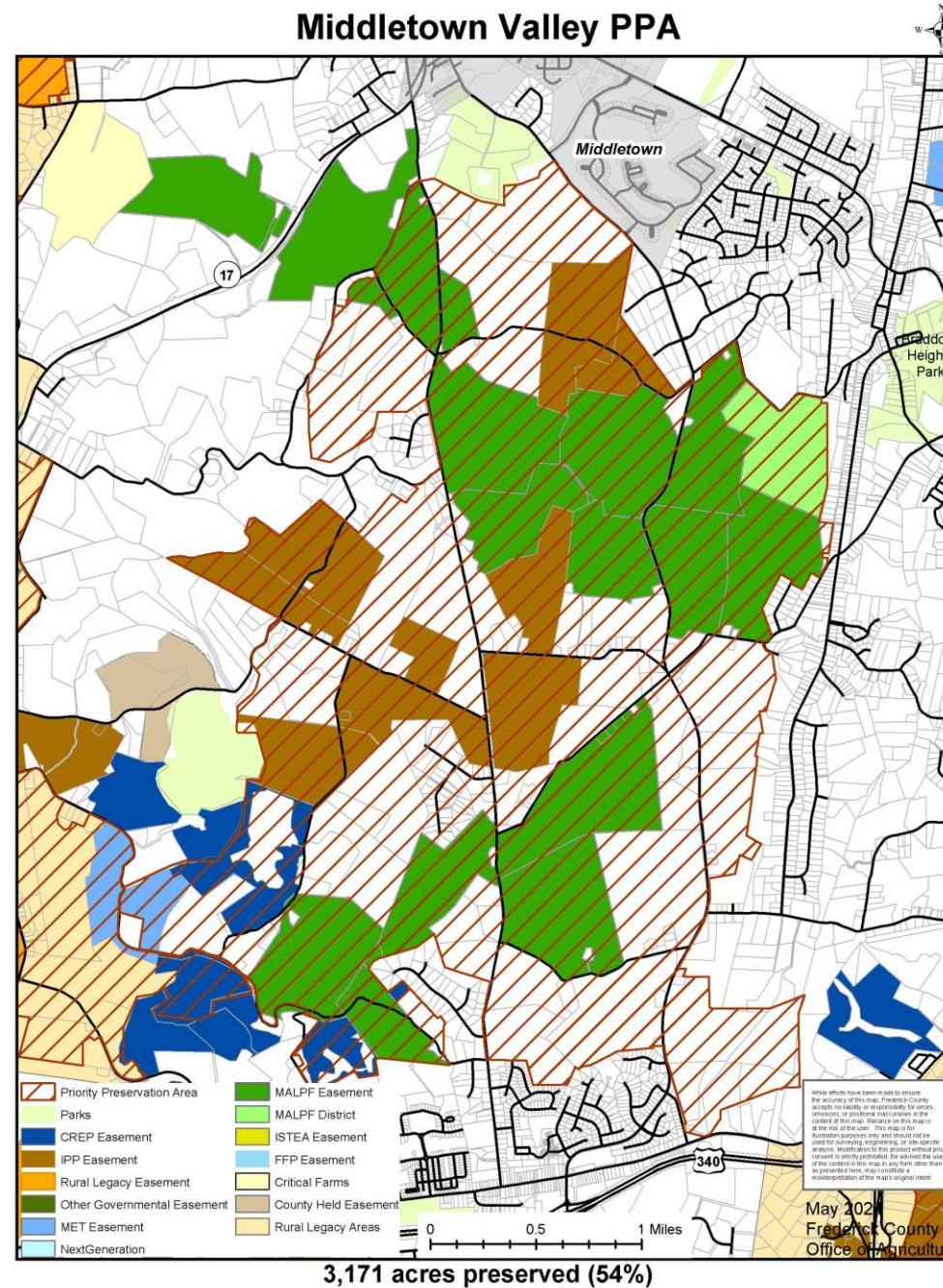
As of 05/2024:
7,115 acres preserved
46%



As of 05/2024:
16,029 acres preserved
42%

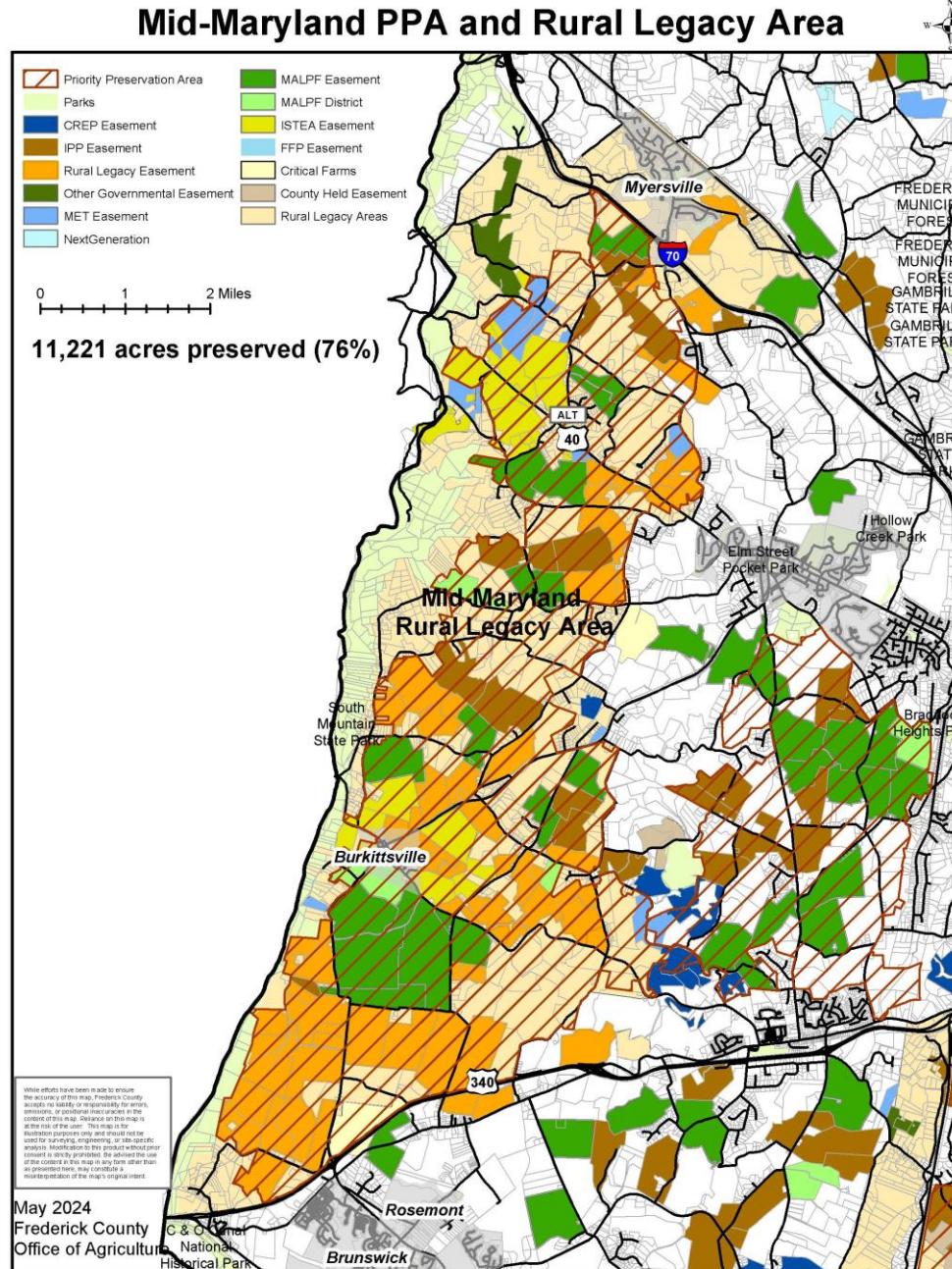


As of 05/2024:
3,171 acres preserved
54%



Mid-Maryland PPA and Rural Legacy Area

As of 05/2024:
11,221 acres preserved
76%



As of 05/2024:
2,892 acres preserved
36%

