

Lampson Brook Farm Board of Directors
Minutes: September 16, 2025

Board Attendance: David Haines, Jonathan Spiegel, Tammy Ryan, Gerard Kennedy, Jennifer Soper, Vanessa Farny

1. Introductions and approval of past meeting minutes.

The Minutes from the meeting held on May 8th were approved unanimously.

2. Status of survey plan approval & certification of survey/management plan

DCAMM approved and certified the survey plan and management plan sent by the Board in May. DCAMM notified the Chair of the House and Chair of the Senate Ways and Means Committees of this certification as required by the Lampson Brook Farm (LBF) legislation, sec. 4 of c. 355 of 2020.

The Survey must still be submitted to the Belchertown Planning Board for endorsement prior to recording. DCAMM is in the process of securing signatures on the Form required to accompany the survey. It was clarified that although the survey does not need to be approved by the planning board as an 'Approval Not Required' plan, it still must be submitted for Planning Board review prior to recording.

3. Status of transfer of Commercial Farmland to MDAR

DCAMM is presently drafting a care and control agreement to be formalized between MDAR and DCAMM.

A board member inquired as to whether that agreement can accommodate terms that ensure management of the fields consistent with the approved management plan, and whether revenues will be directed to the trust. MDAR clarified that DCAMM's lease agreement with NESFI for those fields extend to 2030. The Care and Control agreement is anticipated to honor the terms of that existing agreement which includes lease payment terms that generate a negligible sum. When that agreement expires, MDAR will follow a public RFR process to solicit bids. MDAR will take into consideration terms of the management plan in negotiating new leases and address revenues generated at that time.

4. Discussion of One Stop Grant & Dairy Barn Clean Up

The Board picked up discussion from the May meeting of the site readiness grant proposal for the One Stop Grant program. No application was submitted in the last round. The next opportunity to apply is anticipated for spring of 2026, providing the board time to consider an application.

The Board discussed the need for clarity on the eligibility of the board to apply. The Board also needed clarity on the mechanics of the funding. An inquiry has already been submitted to the grant manager, and further information will be shared. The Board agreed to continue to explore this opportunity to secure funding.

5. Discussion of how to move the Board's mission forward

The Board was encouraged by DCAMM's certification of the survey plan and management plan. The Board discussed whether there is any reason to believe DCAMM's position has changed on the legislative authority to pursue a conveyance at the farm under c. 355 of 2020. The Board agreed it would be appropriate to inquire of DCAMM's Commissioner to request an update, and send a letter to formally invite the Commissioner to address the board and provide guidance on how the board should proceed. The board felt it would be useful to include Sen. Oliveira and Rep. Sauders in the conversation and agreed to schedule the next board meeting to accommodate attendance by the Commissioner and/or Senator and Representative.

The board drafted a letter inviting DCAMM's Commissioner to address the board. The board voted unanimously to approve the draft letter.

A motion was introduced to authorize members of the Board to finalize a copy of the letter drafted for the Commissioner, revised to address the appropriate legislators and signed by three members of the board, to invite the legislative delegation to our next meeting of the Board. The motion was voted and approved unanimously.

6. Other items raised by the Board

An update was requested by the Board from NESFI on recent CPC grant to repair the roof of the horse barn in use on the property. A representative from NESFI confirmed that the grant was awarded. NESFI has contracted the work and it's anticipated to be completed in the Spring.

An update was requested on the Towns work relative to trails on Lampson Brook Farm property. A representative from the Town clarified the town is not planning trails for the farm area but has identified potential for an accessible trail elsewhere on the property. It was confirmed that the existing snowmobile trail on the property would be taken into account.

7. Public Comments

A member asked about a notice on the Lampson Brook Farm webpage at Mass.gov announcing a deadline for Conservation Restrictions. The Chair clarified the announcement is posted to all EEA webpages and does not pertain to the Boards work.

The meeting was adjourned at 5:44.