



**SCENIC
HUDSON**

land ■ parks ■ advocacy



Wallkill Valley
LAND TRUST



Taliaferro Farms Conservation Easement

October 2017

PROJECT SUMMARY

A public-private partnership is sought to purchase a permanent conservation restriction on Taliaferro Farms' 32-acre farm property in the Town of New Paltz. The project includes a conservation easement that will protect the land from future non-agricultural development.

The Taliaferros operate one of the most successful, respected, and longest-lived organic CSA operations in the Hudson Valley. Their multigenerational operation produces an extensive variety of vegetables and fruit that are distributed widely across the Hudson Valley. In addition to their successful CSA, they also wholesale and direct/retail market their produce to regional restaurants, The Culinary Institute of America, and local retail markets. Additionally, they sell retail at their own farm and at various Hudson Valley farmers' markets.

This project is being developed by Scenic Hudson and Wallkill Valley Land Trust (WVLT) in partnership with Ulster County and the Town of New Paltz. The project's relatively low cost make it an ideal candidate for public investment.



KEY FACTS

Owner	Sylvester and Robin Taliaferro
Location	187 Plains Road Town of New Paltz, Ulster County
Acreage	32±
Tax Parcel	86.3-2-8
Price of Easement	\$387,000

Taliaferro Farm

purchase of a conservation easement

9/15/2017

Grantor: Taliaferro, Robin & Sylvester
Property Address: 187 Plains Road, Town of New Paltz
SBL: 86.3-2-8
Acres: 32 +/-
Party - Role: Wallkill Valley Land Trust, Inc. - Grantee
The Scenic Hudson Land Trust, Inc. - Assignee
Ulster County - Third Party Enforcement Rights
Town of New Paltz- Third Party Enforcement Rights

PROPOSED BUDGET

	Total	SHLT	County	Town	WVLT
Purchase Price	\$387,000	\$129,000	\$129,000	\$129,000	\$0
Appraisal*	\$5,500	\$5,500	\$0	\$0	\$0
Survey*	\$7,000	\$7,000	\$0	\$0	\$0
Title Insurance*	\$1,500	\$1,500	\$0	\$0	\$0
Recording Fees*	\$300	\$300	\$0	\$0	\$0
Stewardship Endowment (including baseline documentation)	\$10,000	\$0	\$0	\$0	\$10,000
Total	\$411,300	\$143,300	\$129,000	\$129,000	\$10,000

**estimate*