
A Landowner's Guide to
**Conservation Buffer
Incentive Programs**
in Pennsylvania



Purpose of This Guide

This guide is a compilation of the major federal, state and private voluntary conservation programs that provide financial incentives to private landowners for the installation of conservation buffers in Pennsylvania. These incentives are some of the highest offered to date for participation in conservation programs. However, because there are so many, it can be somewhat confusing selecting the program or combination of programs that is right for you. This guide provides a brief description of each major program and tells you where you can go for more information.



Introduction

Conservation buffers are a common sense way to protect one of your most valuable assets—your land. Conservation buffers are strips of land maintained in permanent vegetation that help control potential pollutants conveyed by runoff. The dense vegetation slows and absorbs runoff, trapping sediment, nutrients and chemicals that could otherwise be carried away from fields into rivers and streams.

Conservation buffers can help producers maintain a productive and profitable farming operation. In addition to providing soil, water and air quality benefits, conservation buffers provide wildlife habitat, recreational opportunities and aesthetic value. Buffers are a visual demonstration of your commitment to conservation and care for the land.

When buffers are installed on private lands, not only do they benefit the landowner's farming operation, but they also provide valuable public benefits. Once pollutants are allowed to enter a stream or river, they become a public problem and the cost for clean up becomes more complicated and expensive. It is a wise public investment to provide financial incentives to private landowners to prevent or reduce pollutants from entering water bodies.

This guide lists all currently available financial incentive programs offered by government agencies or private organizations to help Pennsylvania farmers voluntarily install conservation buffers. It has been developed by American Farmland Trust through a grant provided by the Mellon Foundation.

Types of Buffers

- **Filter Strips**—Strips of grass located on the agricultural landscape to intercept runoff and remove the pollutants it carries in suspension or solution before it enters a body of water. Filter strips are effective as cropland borders and protection zones around lakes, wetlands and on the upland side of forested areas.
- **Grassed Waterways**—Strips of grass that protect natural drainage areas (where topography concentrates runoff) within active croplands to prevent gully erosion, slow down runoff and trap sediment and other pollutants.
- **Contour Grass Strips**—Narrow bands of grass planted on the contour and alternated down the slope with strips of crops. Runoff escaping the crop strips are slowed down and absorbed in the grass strips.
- **Riparian Forested Buffers**—Buffers planted in trees, shrubs and grasses on both sides of a stream. Effective in absorbing pollutants in both surface runoff and ground water. Protects stream banks from erosion and provides excellent wildlife and fish habitat. Last line of defense before pollutants enter a water body.

Effectiveness of Buffers

Buffer practices are valuable because they are effective, simple and relatively inexpensive. Scientific studies show that when properly installed and maintained, buffers can be as much as 50 percent effective in removing nutrients and pesticides, 60 percent in removing certain pathogens and 75 percent in removing sediment. Buffers are most effective when used as a component of an overall conservation system.

The first line of defense in such a system uses cropping practices such as no-till planting and crop residue management to maximize infiltration of rainfall in active croplands, thereby minimizing runoff occurrences. Minimizing runoff events reduces the possibility of erosion and that sediment, nutrients and chemicals will be washed from the field into a stream. In an animal operation, good pasture management and animal waste management practices minimize the possibility of runoff carrying manure and pathogens into a stream.

Buffers provide the second line of defense when a storm event produces runoff that escapes cropland or animal feedlots. When moving water flows through croplands within the confines of grassed waterways and is intercepted by filter strips at the outlet, runoff can be slowed down and absorbed. A riparian (stream) wooded buffer forms the last opportunity to capture pollutants before they enter a body of water. Planted with a mixture of trees, shrubs and grasses, riparian buffers protect stream banks, absorb pollutants and provide habitat for a variety of wildlife. Buffers also add aesthetic value to the landscape.

Working Through Local Conservation Districts

Most of the programs listed in this guide are offered through local conservation districts. Conservation districts are located in each county and serve as a local gateway through which federal, state and some private technical and financial assistance are provided to landowners to install conservation practices on their property. Conservation districts were created by state law in Pennsylvania.

The state law was based on a federal model circulated to all the states in the 1930's after the creation of the Soil Conservation Service (SCS), an agency of the United States Department of Agriculture (USDA). (SCS is now called the Natural Resources Conservation Service, NRCS). The state conservation district law also created the State Conservation Commission (SCC), whose function includes coordinating state programs through the conservation districts. The perpetual working relationship between NRCS, SCC and the 66 conservation districts allows them to join forces and help each other fulfill a common mission to protect and properly manage the natural resources of their jurisdiction.

FINDING YOUR LOCAL CONSERVATION DISTRICT

- Your local conservation district should be listed in the telephone directory in the blue pages under county government.
- For help with federal conservation programs, find your local USDA Service Center in the blue pages under federal government, Agriculture Department.
- Conservation districts are also listed on the internet at: <http://www.pacd.org/districts/directory.htm> or call the Pennsylvania Association of Conservation Districts at 717-545-8878.

Types of Incentive Programs

All of the conservation programs listed in this guide are voluntary and offer incentives to install conservation buffer practices. Each involves specific terms and agreements for performance, payment and maintenance of the conservation project. The four basic types of programs are:

- **Land Retirement Programs**—These programs rent land from private landowners for conservation purposes. USDA offers two versions of the Conservation Reserve Program (CRP): the Continuous CRP (so-named because landowners can sign up at any time as opposed to scheduled annual sign-up periods) and Pennsylvania's Conservation Reserve Enhancement Program (CREP). Both of these programs focus on conservation buffers and other water quality practices.

Landowners are offered annual rental payments based on the average agricultural land rental rate for the county plus an additional percentage of that rate, depending on the program. The term of the contract is for 10 or 15 years. The landowner can reenroll the land after the original term if the land still meets the eligibility requirements as they may exist in the future.

Additional practices may also be required to protect or enhance the effectiveness of the buffer, such as fencing a stream buffer through a pasture or a stream crossing. Both programs offer cost-share payments that cover between 50 percent and 100 percent of the cost to install these practices. Annual payments for maintenance are also provided. The landowner pays the remaining cost of installing the practices and is responsible for maintaining and protecting the conservation project for the life of the contract.

The Pennsylvania CREP offers the most incentives to install conservation buffers, but it is only available in 20 counties that drain to the Chesapeake Bay. The Continuous CRP is available statewide.

■ **Cost-Share Programs**—These programs pay a fixed percentage of the actual total costs of installed practices. The landowner must pay the remaining cost and is responsible for maintaining the practice for its effective life, which varies by practice, but is usually 10 years. USDA's Environmental Quality Incentives Program (EQIP) and the Wildlife Habitat Incentives Program (WHIP), Pennsylvania Department of Environmental Protection's (DEP) Chesapeake Bay Financial Assistance Funding Program (FAFP), and the Habitat Stewardship Program offered by the Chesapeake Bay Foundation and Ducks Unlimited are cost-share programs for conservation practices that include buffers.

EQIP funds are allocated to state priority areas, but a portion of the state's allocation is reserved for an "at-large" area, i.e., any area not in a designated priority area. FAFP and the Habitat Stewardship Program are only available in counties that drain to the Chesapeake Bay.

■ **Grant Programs**—A grant program pays all costs associated with a conservation project. Pennsylvania DEP's Stream Bank Fencing Program and the Partners for Fish and Wildlife Program offered by the U.S. Fish and Wildlife Service are grant programs for specified activities that include buffers.

■ **Loan Programs**—AgriLink, offered by the State Treasury in cooperation with the Pennsylvania Department of Agriculture and the SCC, provides a loan for up to \$75,000 at below current market interest rates to landowners for the design, construction and implementation of conservation practices that are components of an approved nutrient management plan for livestock operations.

Combining Program Benefits

Conservation buffer practices are highly valued for the cost-effective public benefits they provide. Consequently, some of the conservation programs currently available in Pennsylvania can be combined to maximize program benefits. Your local conservation district or USDA Service Center can show you how various combinations of programs could work best for your situation.

Other Local Conservation Programs

The State of Pennsylvania through its Growing Greener Program and the U.S. Environmental Protection Agency (EPA) through Section 319 grants (referring to Section 319 of the Clean Water Act) provide funds for organizations that apply for local, watershed or regional environmental projects, including watershed restoration projects that could include incentives for private landowners to install conservation buffers. Because the projects funded by these and other sources are generally smaller in scale, available on a local or watershed basis and relatively short-lived, they are not listed in this guide. Inquire at your conservation district office for potential opportunities in your area to participate in these local conservation programs.

FEDERAL CONSERVATION PROGRAMS

CONTINUOUS CONSERVATION RESERVE PROGRAM (CRP)

USDA-Farm Services Agency (FSA) and the Natural Resources Conservation Service (NRCS) are authorized by the 1996 Farm Bill to offer this version of the Conservation Reserve Program that focuses on water quality measures, such as conservation buffers. It is referred to as the "continuous CRP" because a landowner can participate at any time as opposed to the regular CRP that has announced sign-up periods.

Type of Program: When cropland or pasture is enrolled in the Continuous CRP to install a conservation buffer, the federal government is, in effect, retiring the land from active use and renting it from the landowner for conservation use. The basic contract is for 10 years, but if trees are grown in the buffer area, the landowner has an option to increase the term to 15 years. After the initial contract has been fulfilled, landowners can enroll again if eligibility requirements are met.

Financial Incentives: The basic annual rental rate is established as an average of agricultural dryland cash rental rates for each county with adjustments for soil productivity. The basic rate is increased 20 percent for water quality measures like conservation buffers. In FY 2001 and 2002, an up-front signing bonus of \$10/acre/year is also available. This amounts to a one-time payment of \$100 per acre for a 10-year contract and \$150 per acre for a 15-year contract in addition to the basic rate plus 20 percent.

Landowners are responsible for installing the conservation buffer according to USDA standards and specifications and maintaining it for the life of the contract. There may also be additional practices required to protect the buffer such as fencing to protect a riparian buffer in a pasture. The standard CRP pays 50 percent cost share to help the landowner defray installation costs. In FY 2001 and 2002, an additional 40 percent of the practice installation cost will be provided. The program also helps with maintenance costs by providing between \$5 to \$10 per acre per year, depending on the practice installed.

Eligibility: The land must be in current ownership at least a year and generally suitable to install a buffer practice (as determined by NRCS) and be cropland that was planted to an agricultural commodity in two of the last five most recent crop years (including field margins) or marginal pasture land that is suitable for use as a riparian buffer to be planted to trees. Inquire as to the applicability of additional incentives from the Chesapeake Bay Foundation and Ducks Unlimited.

Where to sign up: Contact your local conservation district or USDA Service Center. (See page 3 "Finding Your Local Conservation District.")



PENNSYLVANIA CONSERVATION RESERVE ENHANCEMENT PROGRAM (CREP)

Type of Program: USDA and the State of Pennsylvania are working together to provide a special Conservation Reserve Program in 20 counties in South Central Pennsylvania that drain into the Susquehanna and Potomac Rivers, which are major tributaries to the Chesapeake Bay. The Pennsylvania CREP was developed to help protect the Chesapeake Bay from the effects of excessive nutrient and sediment loading due to agricultural runoff.

Financial Incentives: The basic annual rental rate is established as an average of agricultural dryland cash rental rates for each county with adjustments for soil productivity. In addition, an added incentive equal to 100 percent of the basic rate will be provided, i.e., the annual CREP payment will be twice the annual rental rate.

Landowners will also receive up to 50 percent of the cost of installing conservation practices. For those who enter into a 10- or 15-year contract, the State will provide up to 50 percent of the remaining cost. In addition, maintenance payments ranging from \$5 to \$10 per acre per year will be made. Inquire as to the applicability of additional incentives from the Chesapeake Bay Foundation and Ducks Unlimited.

Eligibility: The land must be in current ownership at least a year and generally suitable to install a buffer practice (as determined by NRCS) and be cropland that was planted to an agricultural commodity in two of the last five most recent crop years (including field margins) or marginal pasture land that is suitable for use as a riparian buffer to be planted to trees. Only lands in the following 20 counties are eligible for CREP:

Adams	Bedford	Berks
Chester	Columbia	Cumberland
Dauphin	Franklin	Fulton
Juniata	Lancaster	Lebanon
Montour	Northumberland	Perry
Schuylkill	Somerset	Snyder
Union	York	

Where to sign up: Contact your local conservation district or USDA Service Center. (See page 3 “Finding Your Local Conservation District.”)

ENVIRONMENTAL QUALITY INCENTIVES PROGRAM (EQIP)

The USDA-Natural Resources Conservation Service offers this long-term cost-share program to develop and implement a site-specific conservation plan for farmers within designated priority areas of the state.

Type of Program: EQIP is a cost-share program to help fund the installation of a variety of best management practices, including conservation buffer practices, which are typical components of a comprehensive farm conservation plan. Funding is secured through 5- to 10-year contracts. NRCS, conservation districts and other local organizations conducted a statewide planning process to establish priority areas where widespread application of such practices is most needed. EQIP funds are allocated per priority area. Applications are ranked by the environmental benefits they would provide if the conservation plan was implemented.

Financial Incentives: Cost-sharing may pay up to 75 percent of the costs of certain conservation practices, including conservation buffer practices. In addition, incentive payments for up to three years may be made to encourage the introduction of nutrient management, manure management, integrated pest management or wildlife habitat management. Inquire as to the possibility of including the Habitat Stewardship Program.

Eligibility: Eligibility is limited to persons who are engaged in livestock (less than 1,000 animal units) or agricultural production on cropland, pasture or forestland. Contract applications will be accepted throughout the year. Applications are funded in the order they are ranked according to environmental benefits criteria.

Where to sign up: Contact your local conservation district or USDA Service Center. (See page 3 “Finding Your Local Conservation District.”)

WETLANDS RESERVE PROGRAM (WRP)

Type of Program: NRCS administers this voluntary land retirement program to restore and protect wetlands on private property, including buffer areas to protect the wetland. Landowners can choose to sell a permanent or 30-year conservation easement or enter into a cost-share restoration agreement.

Financial Incentives: If a landowner agrees to sell a conservation easement in perpetuity, the payment will be the lesser of: the agricultural value of the land, an established payment cap or an amount offered by the landowner, plus NRCS will pay 100 percent of the costs of restoring the wetland. For a 30-year easement, payment is 75 percent of the amount that would have been paid for a permanent easement, plus NRCS pays 75 percent of the restoration costs. For a cost-share restoration agreement (minimum period is 10 years), NRCS pays 75 percent of the cost of the restoration project and the landowner pays 25 percent in addition to providing the land without reimbursement.

The landowner continues to control access to the land and may lease the land for hunting, fishing and other undeveloped recreational activities. The landowner may request that additional activities be evaluated as “compatible uses” for the site that may include: permission to cut hay, graze livestock or harvest wood products. Compatible uses are allowed if they are fully consistent with the protection and enhancement of the wetland.

Eligibility: The landowner must have owned the land for at least one year prior to enrolling in the program unless the land was inherited. The landowner agrees to maintain the wetland for the term of the agreement.

The land must be restorable and suitable for wildlife benefits. Such land includes: farmed wetlands; prior converted cropland; farmed wetland pasture; farmland that has become a wetland as a result of flooding; rangeland, pasture or production forestland where the hydrology has been significantly degraded and can be restored; riparian areas which link protected wetlands; and lands adjacent to protected wetlands that contribute significantly to wetland functions and values. Ineligible land includes wetlands converted after December 23, 1985, lands with timber stands established under a CRP contract, federal lands and lands where conditions make restoration impossible.

Where to sign up: Contact your local conservation district or USDA Service Center. (See page 3 “Finding Your Local Conservation District.”)

WILDLIFE HABITAT INCENTIVE PROGRAM (WHIP)

NRCS offers this long-term cost-share program to help establish and improve fish and wildlife habitat, with priorities set for riparian areas on dairy and beef farms and warm season grass establishment.

Type of Program: WHIP is a voluntary technical assistance and cost-share program to install wildlife habitat practices including conservation buffers according to a site-specific wildlife habitat development plan. NRCS helps participants prepare the habitat plan in consultation with the local conservation district. The plan may or may not be a part of a larger, comprehensive conservation plan for the entire farm. NRCS and the participant enter into a cost-share agreement that generally lasts from five to 10 years. The agreement requires the landowner to install and maintain the practices and allow NRCS to monitor the effectiveness of the practices and NRCS agrees to provide technical assistance and cost-share payments. WHIP can be used to restore aquatic habitat and riparian areas and to establish native plant communities. Landowners are not required to grant public access to their land.

Financial Incentives: The program offers 75 percent of the cost of all practices called for in the wildlife habitat development plan.

Eligibility: All lands are eligible except: federal lands; land currently enrolled in the Water Bank Program, Conservation Reserve Program, the Wetlands Reserve Program, or other similar programs; land subject to an Emergency Watershed Protection Program floodplain easement; or, land where NRCS determines that impacts from on-site or off-site conditions make the success of habitat improvement unlikely. There is no minimum acreage requirement. Applications are selected based on a state-developed ranking process and designated state wildlife priority areas.

Where to sign up: Contact your local conservation district or USDA Service Center. (See page 3 “Finding Your Local Conservation District.”)

PARTNERS FOR FISH AND WILDLIFE PROGRAM

Type of Program: This is a grant program of the U.S. Fish and Wildlife Service (FWS) to reestablish native vegetation and ecological communities for the benefit of fish and wildlife.

Financial Incentives: FWS, PA Game Commission, California University of Pennsylvania, Ducks Unlimited and Pheasants Forever, working through local conservation districts and NRCS, can provide free informal advice on the design and location of potential restoration projects or it may design and fund restoration projects under a voluntary cooperative agreement with a landowner. Projects could include: restoring wetlands; planting native trees, shrubs and grasses; removing exotic plants and animals which compete with native fish and wildlife; and, installing fencing and off-stream livestock watering facilities to allow for restoration of stream and riparian areas. Signs are provided which identify the area as a habitat restoration project.

Eligibility: Landowners provide land needing restoration without reimbursement and agree to maintain the project for a minimum of 10 years.

Where to sign up: Contact your local conservation district or USDA Service Center. (See page 3 “Finding Your Local Conservation District.”)

STATE CONSERVATION PROGRAMS

AGRILINK

Type of Program: Agrilink is a low-interest loan program established by the State Treasury to assist agricultural operations in implementing best management practices (BMPs) that are components of an approved nutrient management plan, including conservation buffers.

Financial Incentives: Landowners can secure a low-interest loan (below current market interest rates) offered by a participating financial institution for 100 percent of the cost of the design, construction and implementation of BMPs up to \$75,000.

Eligibility: Only agricultural operations in production prior to October 1, 1997 are eligible for a loan on BMPs called for in a nutrient management plan that has been approved by the local conservation district or the State Conservation Commission. BMPs must be designed and constructed according to the Pennsylvania Technical Guide standards and specifications. Farmers apply directly with a local participating financial institution.

Where to sign up: Your local county conservation district can provide general program information and a listing of the local participating financial institutions. You can also call the Department of Agriculture at 717-772-4187 or visit <http://www.state.pa.us>.

NUTRIENT MANAGEMENT PLAN IMPLEMENTATION GRANT PROGRAM (NMPIGP)

Type of Program: NMPIGP is a grant/cost-share program established under the Nutrient Management Act and administered by the State Conservation Commission to assist agricultural operations in the implementation of best management practices that are components of an approved nutrient management plan, including conservation buffers.

Financial Incentives: Cost-share payments can be provided for the installation of BMPs at a rate determined by the State Conservation Commission. Maximum per landowner is \$75,000 per nutrient management plan. Planning, BMP design and construction costs are covered by the cost-share payment. Conservation districts, NRCS or private sector may provide technical assistance.

Eligibility: Only agricultural operations in production prior to October 1, 1997 and meeting certain financial criteria are eligible for a cost-share payment. BMPs must be part of a nutrient management plan that has been approved by the local conservation district or the State Conservation Commission. BMPs must be designed and constructed according to the Pennsylvania Technical Guide standards and specifications. Farmers apply directly with the State Conservation Commission.

Where to sign up: Local conservation districts can provide general program information and an application packet to the farmer. You can also call the Department of Agriculture at 717-772-4187 or visit <http://www.state.pa.us>.

CHESAPEAKE BAY FINANCIAL ASSISTANCE FUNDING PROGRAM (FAFP)

Type of Program: FAFP is a cost-share program to install BMPs (which could include conservation buffers) implemented as part of a nutrient management plan administered through the Department of Environmental Protection (DEP) in all or parts of 37 counties that drain to the Chesapeake Bay.

Financial Incentives: The program provides cost-share payments for the installation of BMPs that may vary by practice up to a maximum of 80 percent as determined by the local conservation district. Maximum per landowner is \$30,000. Planning, BMP design and technical assistance are provided by the conservation district at no charge.

Eligibility: Landowners within the Chesapeake Bay watershed sign a long-term agreement to implement and maintain a site-specific nutrient management plan. The agreement confirms the cost-share funds. The landowner agrees to pay the remainder. The program is available to landowners in the counties listed below. Due to the configuration of the watershed that drains to the Chesapeake Bay, only a portion of some counties offers the program.

Entire Counties:

Tioga	Bradford	Susquehanna
Cameron	Clinton	Lycoming
Sullivan	Wyoming	Centre
Union	Northumberland	Montour
Snyder	Blair	Huntingdon
Mifflin	Juniata	Dauphin
Perry	Cumberland	Bedford
Fulton	Franklin	Adams
York		

Portions of Counties:

Potter	Wayne	Elk
Lackawanna	Clearfield	Luzerne
Indiana	Schuylkill	Cambria
Berks	Lebanon	Somerset
Lancaster	Chester	

Where to sign up: Your local conservation district or the DEP at 800-334-3190.

STREAM BANK FENCING PROGRAM

Type of Program: The Department of Environmental Protection (DEP) offers a grant program to improve water quality by reducing soil erosion and nutrient deposition caused by livestock.

Financial Incentives: DEP pays all costs associated with the design and installation of a high tensile fence and livestock stream crossing or ramp. There is no limit on the amount of one- or two-strand fencing provided. One livestock stream crossing is allowed per landowner. DEP personnel provide technical assistance in design and layout of fencing and crossings at no cost.

Eligibility: Landowner agrees to provide a minimum 12-foot wide stream corridor as measured from the top of the stream bank to the parallel fence line. As required, landowner will clear vegetation from proposed line installation site, designate the location of any known underground utilities, indicate boundaries of property lines and perform notifications and obtain all necessary permits and approvals to install the livestock stream crossing. Landowner signs a DEP consent form to allow DEP's vendor to install fencing and crossings and agrees to maintain fence for 10 years and crossing or ramp in accordance with permit conditions.

Where to sign up: Contact your local conservation district or the Department of Environmental Protection at 717-783-7577.

SPONSORS



Pennsylvania
State Conservation Commission

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PRIVATE CONSERVATION PROGRAMS

PENNSYLVANIA HABITAT STEWARDSHIP PROGRAM

Type of Program: The Chesapeake Bay Foundation (CBF) and Ducks Unlimited (DU) operate the Habitat Stewardship Program (HSP) to encourage the installation of wooded stream buffers, to create wider than minimum buffers and to fence cattle out of wetlands. USDA's Continuous CRP and CREP offer higher incentives; the HSP is designed to cover gaps in CRP and CREP coverage.

Financial Incentives: The program will pay the full cost of fencing and plantings to create wooded stream buffers (about 80 percent of the total cost) for a minimum width of 15 feet from the top of the stream bank to the fence on each side. Landowners can earn credits by increasing the width of the buffers up to 180 feet on each side. Credits for acreage in buffers beyond the 15-foot minimum are as follows: \$1,000 per acre for pasture, herbaceous wetland or wet pasture; \$500 to \$800 per acre for wooded uplands or wooded wetlands; and \$1,200 per acre for cropland. These credits can be used to help pay for the landowner's share of the following practices:

Stabilized stream crossings	Barnyard paving/curbs
Barnyard roofing	Roof gutters/downspouts
Stabilizing cattle lanes	Fencing /reseeding
Filter strips	Grassed waterways
Diversions	Stream bank stabilization
Rotational grazing systems	Gradient terraces
Silage leachate control	Wildlife habitat work
Alternative waterers	Additional fencing
Milkhouse waste mgmt.	Pesticide safety pads
Nutrient management plan	
...plus other ideas as approved upon discussion	

What is not covered under credits: manure pits, tile drains in crop land or pastures, terraces with pipes that outlet directly to streams, some spring developments.

Eligibility: The program jointly operated by CBF and DU is only available to landowners in the Chesapeake Bay watershed in Pennsylvania. However, DU offers funding for the same practices statewide. Planting trees and shrubs in stream buffers is required and fully paid by the program. Maximum buffer width is 180 feet. Width limit is waived for fencing wetlands.

Where to sign up: Contact your local conservation district. If the district does not offer coordination with the Habitat Stewardship Program, contact the Chesapeake Bay Foundation at 717-234-5550

*For additional information about American Farmland Trust,
please contact AFT's Mid-Atlantic Regional Office
at 540-829-5220.*