



# DISTRICT PLAN



## Farmland Preservation Toolkit

The District Plan was created by Adams County and the City of Brighton to **preserve** agricultural land and heritage, **encourage** local food production, and **promote** agritourism.

The purpose of this toolkit is to provide guidelines that may be taken into account by the City of Brighton and/or Adams County for the preservation of agricultural land within the District Plan area through acquisitions.



### Willing Seller

*The presence of a landowner willing to sell their property is essential, and ideally there is interest in conserving their land in partnership with local governments and/or land trusts.*



### Water Rights

*The goal is to “tie water to the land”, potentially using methods such as conservation easements, so that it remains available for use in agriculture.*



### Prime Farmland

*The Comprehensive Plans and the Parks & Open Space plans from both Adams County and the City of Brighton have identified prime agricultural lands and the need to retain this valuable asset.*



### Size & Continuity

*Large, contiguous parcels are more conducive to most agricultural operations. Continuity helps to ensure compatibility with neighboring land uses and concentrates similar activities within the District Plan Area.*



### Viewshed

*Where possible, preserving existing views of farmland and open space is important in order to maintain the identity and character of the area. This includes the views along Sable Boulevard and Highway 85 that can be enjoyed by passersby.*



### Location

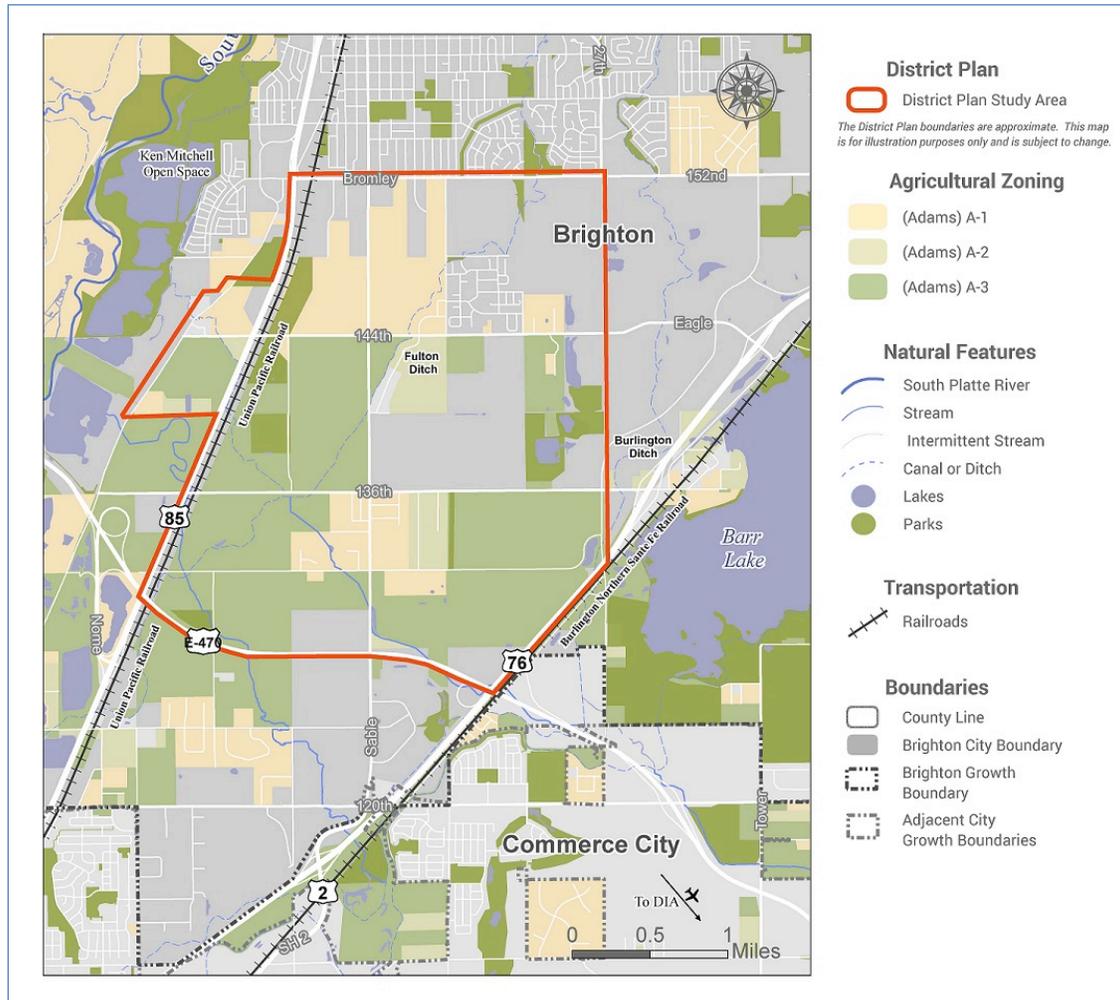
*This Toolkit is meant to guide acquisitions and other land preservation activities specifically within the District Plan area south of Brighton. The map on the next page illustrates this target area.*



### Additional priorities, if applicable

*Historic structures • Open space or educational benefits • Timeline • Funding*

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Letterly Property, purchased by City of Brighton in 2011



Bromley-Hishinuma Farm Property, purchased by City of Brighton in 2017