



FARMING 101: UNDERSTANDING THE IMPACTS OF ROW ON AGRICULTURE

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PRESENTED BY:

Jon Clark, PMP®
Vice President, Utilities
Contract Land Staff, LLC
6530 W. Campus Oval, Suite 175
New Albany, OH 43054
Phone 614.470.5706
Cell 765.661.1252
jon.clark@contractlandstaff.com



Safety Moment – Stalled Vehicles/Machinery on Railroad Crossings

1. Get out immediately.
2. Locate the railroad's emergency phone number and the DOT crossing identification number posted near the crossing.
3. Call to let them know there is a stalled vehicle or machine.
4. Call 911 as necessary.

Best Placement of Access Roads and Structures

1. Understand Local Farming Practices and Machinery Widths.
2. Place structures and access roads in a position that will still allow farm machinery to farm with standard-width equipment for the area and type of crop.
3. Place structures/access roads near field boundaries or provide enough room for a 100' sprayer to pass uninterrupted.
4. Place new pipelines in area that will not interrupt future field tile/drainage improvements – water flows downhill.
5. Consult with farmer whenever possible to assist in determining ideal placement to reduce impact on future farming operations.

Seed Corn/Seed Beans

1. Avoid interruption of fields between planting and harvest.
2. Construction work could cause cross-pollination and endanger the entire field.
3. Work with seed companies in advance to establish a construction strategy.

Center Pivot Systems

1. At 2018 prices, the average cost of a new quarter section center pivot (irrigating about 128 acres of the 160 acres) is around \$153,000 – North Dakota State University
2. Center Pivot Systems can potentially be modified to allow continued irrigation of current acreage.
3. Construction Roads need designed so that system can continue to irrigate during construction process.

Manure Spreading

1. The farther manure must be hauled, the greater the cost to the livestock farmer.
2. Dragline systems can be permanently interrupted by structure placement.
3. Usually NOT possible to spread certain manure every year on same field – over saturation of phosphorus.

Crop Damages: How much should I pay?

1. Use Federal Crop Insurance rates for traditional crops – very familiar and agreeable to most farmers.
2. Pay the greater of the Spring Projected Price or Final Fall Harvest Price per bushel – eliminates any negotiation tactics.
3. 100% Formula – Only pay actual damages. All other years are built into the price of Easement.
4. 200% Formula – Expecting normal yields by Year 5 (100% + 50% + 30% + 20%)
5. 250% Formula – Expecting normal yield by Year 5 (100% + 75% + 50% + 25%)
6. May need to increase to 300% - 400% depending on construction techniques and amount of soil compaction.
7. Determining Yield – Visit <http://www.nass.usda.gov> or call County Extension Agent to get an idea of average yield in that particular area for that type of crop. If yield stated by farmer seems abnormally high, request a copy of the yield maps.
8. Calculating Specialty Crop/Livestock Damages: Contact County Extension Agent, another Specialty Crop Grower, and visit <http://www.nass.usda.gov/>. Specialty Crop Insurance details: <https://www.rma.usda.gov/Commodity>
9. Calculating Cost of Specialty Labor: Contact a Contractor or do a search for “Custom Farm Labor Rates” in your state or region area. Generally published by local agricultural universities.

Working with the Amish

1. Meet with a Bishop
2. They use banks and use attorneys for trusts
3. A church is 10-20 families. Each church has different rules – only miles apart.
4. Most have Social Security cards

5 Things to NEVER Ask a Farmer

1. How many acres do you farm?
2. How many cows/pigs/livestock do you have?
3. How do you care for the animals? (Can be a touchy subject)
4. How much did the combine/machinery cost?
5. How much do you receive in Government subsidies? (Can be a touchy subject)

