
PUBLIC NOTICE is hereby given that the Cache Open Space Advisory Committee will hold a **REGULAR MEETING** at **3:30 p.m.** in the Cache County Historic Courthouse Council Chambers, 199 North Main Street, Logan, Utah 84321, **MONDAY, OCTOBER 6, 2025.**

The meeting can be viewed at: <https://www.youtube.com/@cachecounty1996>

Agenda

1. **Welcome**
2. **Approval of Agenda/Minutes:** September 22, 2025 Meeting Minutes
3. **Pre-applications - UALT (Utah Agricultural Land Trust):**
 - Vivian Christensen - 334-acres total - Cove/Hwy 91 (09-029-0023, (09-030-0016, -0020, -0022), (09-038-0002, -0003, -0004, -0005, -0006, -0010), (09-042-0001, -0006, -0009) , 09-102-0005)
 - Champion Land Company LLC - 14-025-0006 (119 acres), 15-011-0010 (84 acres), 15-023-0007 (39 acres) - west of Cornish
4. **Updates from Committee Members:** Developing Options For Promoting Awareness of Open Space Bond Conservation Funds
5. **Discussion:** Developing Conservation Funding Strategy for Small Parcels
6. **Comments or Other Business**

Meeting Schedule

Next regular meeting is anticipated to be scheduled for November 3, 2025, at 3:30 p.m.



Cache Open Space Advisory Committee

22 September 2025

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7. Comments or Other Business	

Present: Angie Zetterquist, Keegan Garrity, Clair Ellis, Chris Sands, Eric Eliason, Regan Wheeler, Kendra Penry, Justin Clawson, Landis Wenger, Emily Fletcher

Start Time: 03:30:00

#1 Welcome, Introduction

Sands welcomed everyone.

#2 Approval of Agenda/Minutes

The agenda and minutes from August 4, 2025 were approved with no objection.

#3 Presentation: Utah Agricultural Land Trust (UALT) – Deborah Van Noy

Deborah Van Noy with UALT presented on the history and reason for UALT.

Bryan Nielson the executive director expressed UALT's interest in working with the COSAC.

Ms. Van Noy explained their current projects that UALT is working on.

Committee and **Ms. Van Noy** discussed the Provo project that UALT has been working on and the funding received for the project, different funding options, and how UALT would like to work with COSAC.

#4 UALT Potential Pre-applications for October:

Ms. Van Noy gave a quick over view of the projects listed below.

COSAC discussed the current use of the properties.

Charles Wheeler explained the trails system in Hyde Park and how the below noted parcels are involved and a project he is interested in bringing before the COSAC.

Committee discussed the Hyde Park properties and the possibility of joining those projects.

- Vivian Christensen – 334-acres total – Cove/Hwy 91
- Champion Land Company LLC – 242-acres total – west of Cornish
- Appenzell Farm-Donald Corbridge – 28.68-acres total – Hyde Park Bench area
- Appenzell Farm East – 7.43-acres total - Hyde Park Bench area
- KMB Family LLC – 9-acres total – Hyde Park Ben area

#5 Updates from Committee Members

Committee discussed the joint statement with the executive's office, mailings for gateway areas, and the website.

#6 Discussion: Developing Conservation Funding Strategy for Small Parcels

Committee discussed small parcels and funding strategies for those projects.

#7 Comments or Other Business

Sands is presenting at the Box Elder Summit next week on the work COSAC is doing in Cache County.

Wenger updated the Committee on trails projects.

DRAFT



Christensen Farm



- 334 acres of corn, wheat, barley & alfalfa
- 225 head of beef cattle on property during winter.
- Hendricks Family will preserve land bordering Christensen
- Richmond recreation field to the west of Christensen's property.



- 90 Acres
- North border of Christensen parcel
- Applications for NRCS, LeRay McAllister & COSAC funding in 2026

Parcels Bordering Richmond City Recreation Area





Champion Farms

Champion Farm LLC



- 242 acres of wheat and safflower
- Safflower used for high-end bird seed. Sold worldwide.
- Will protect additional 80 acres in coming years.
- 0006 – 118 acres
- 0007 – 39 acres
- 0010 – 83 acres



