

## **Financial Summary of the Southwest Virginia Agrarian Commons project at Lick Run Farm**



With your support, Agrarian Trust will collaborate with the Southwest Virginia Agrarian Commons in purchasing the 3.5-acre Lick Run Farm in urban Roanoke, Virginia. Lick Run Farm comprises five lots on the corner of 10th Street and Andrews Road and includes 3.5 acres. Once acquired, 99+ year leasehold interest will be conveyed to Garden Variety Harvests to produce chemical-free vegetables, flowers and fruits using regenerative methods.

## Expenses

**Purchase Price** **\$180,000**

### **Purchase of Equipment and Infrastructure**

- Two - 20 foot shipping container shed
  - 20X12 Greenhouse
  - BCS 850 tractor
  - Seeders and tools
- TOTAL** **\$14,950**

### **Property Repair, Improvements, and Investments**

- Farm office, kitchen, and packroom remodel
  - Fencing
  - Soil Regeneration and Garden layout and planning
  - Project Management
- TOTAL** **\$160,000**

### **Property Endowment and Reserves**

- Land Stewardship Endowment
  - Building Endowment
  - Property Reserves
- TOTAL** **\$60,000**

### **Project and Closing Costs**

- Legal and Recording
  - Appraisal
  - Environmental, Title, and Baseline
  - Management
- TOTAL** **\$37,500**

**SUBTOTAL** **\$452,450**

Funds already invested - \$26,200  
Direct farm investments  
from LEAP, ARPA and New  
River Land Trust

**TOTAL** **\$426,250**



## REVENUE TO DATE - 4.24.22

### **Local Environmental Agricultural Project**

- American Rescue Plan Act
- TOTAL** **\$142,200**

**Anonymous Donor** **\$30,000**

**Cam Terry 40 Under 40 fundraiser** **\$2,721**

### Already Directly Invested

### **Local Environmental Agricultural Project**

**American Rescue Plan Act to Garden  
Variety Harvests**  
**TOTAL** **\$17,800**

### **American Farmland Trust**

- grant to farm infrastructure
- \$5,000**

### **New River Land Trust**

- in-kind services
- \$3,400**

**TOTAL** **\$201,121**

**\* \$171,329 needed by August 1st, 2022 for  
closing on real estate transaction**

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- One of the five parcels is being donated. This donation is a .45 acre parcel valued at approximately \$38,900.
- Following the acquisition, the Agrarian Commons will continue to raise the remaining \$80,000 to pay-off Seller-financed purchase by August 1st, 2023.

For additional questions, please contact Ian McSweeney at Agrarian Trust  
[ian@agrariantrust.org](mailto:ian@agrariantrust.org) or 603-801-3120

## **Background Information about Garden Variety Harvests**

Cam Terry started farming vegetables in Roanoke City backyards in the fall of 2017; an abrupt shift from a previous career in media and video production. The business he founded, Garden Variety Harvests (GVH), has grown to about 1/3 acre in production spread over a handful of micro-farms. GVH sells chemical-free fruits, vegetables and flowers at a weekly farmers market and to a handful of local restaurants. The GVH urban farm network produces over 40 varieties of vegetables every year and takes pride in the freshness: produce rarely travels more than 10 miles from backyard farm to plate.

Starting this business with the support of the immediate community was a solution to the real challenges of land access: farmable urban land is rare and often coveted by developers who don't value arable acreage as much as they do the cash-flow of a condo complex. Farming the backyards of neighbors has boosted GVH, creating a platform to teach garden classes, lead tours and give advice to aspiring growers. But the inefficiencies of a farm distributed over many properties are undeniable and Cam yearns for the opportunity to centralize the operation, hire a few workers, and create a community farm that is open to the public.

We have found the perfect location to make this dream of expansion a reality: a 3.5 acre parcel in NW Roanoke. This land has a storied history in agriculture: it was a family run nursery for over 40 years, and more recently is the site of the Lick Run Community Farm and Market. The original farmhouse on the property needs some work, but will be restored to serve as the farm office, community meeting space, and vegetable washroom. Nestled along a main thoroughfare and at least two miles from the nearest fresh grocery store, GVH's production on this land has a chance to make real community impact and improve the food sovereignty of the neighborhood.

*"Growing healthy food in the city to feed my neighbors is the most rewarding work of my life. This modest farm expansion to a crew of 3 or 4 farm workers will enable us to share that joy with countless others, and to keep farming the dream!"*

**Garden Variety Harvests Links:** [GardenVarietyHarvests.com](https://GardenVarietyHarvests.com) | [Facebook.com/GVHarvests](https://Facebook.com/GVHarvests) | [Instagram.com/GVHarvests](https://Instagram.com/GVHarvests) | [Youtube.com/gardenvarietyharvests](https://Youtube.com/gardenvarietyharvests)



## Background Information about the Agrarian Commons

[Agrarian Commons](#) is: a model focused on the structural roots of sustainable and viable agriculture and regenerative food systems. Land ownership, stewardship, and tenure define the equity, viability, and justice within agriculture and food systems. It is nationally-supported, community-held land and agrarian property that supports diversified sustainable food production, shared ecological stewardship, agrarian community vitality, and the next generation of farmers and ranchers.

Agrarian Commons hold equity and authority in the community to manifest decommodifying land, permanent reinvestment in soils, sharing ecological stewardship, returning equity and control of land to local communities, and providing secure, long-term tenure for regenerative agriculture.



Agrarian Trust's mission is to support land access for the next generation of farmers and ranchers, guided by our [Principles](#) of: Commons, Transparency, Equity for Farmers, Dignity, Opportunity, Affordability, Protected in Perpetuity, Restorative Justice, Diversity, and Food Security all framed within the realities of farmland management and ownership in the U.S.

### Board, Staff, Collaborators, Contributors, Advisors, and Supporters

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