**Summary Theme Analysis of SARE Farmers’ Focus Group:**

**Goals for farming their land:**

* Vary widely, but include common elements of land stewardship and a desire for a long term relationship with the land…

**Key learnings from experiences farming on/leasing land that is conserved, what they want from working such land, and their concerns in that regard:**

* Goal should be to create a system that encourages the development of an infrastructure that supports the land, land owner, and farmer over time…
* Create contracts that encourage the development of a farmer-land owner relationship over time and that make the collaboration more secure for both parties as the relationship develops…
* Need to negotiate a lease that both frames the terms of land use and the respective roles of farmers and land owners and still allows for flexibility on both parties’ parts….
* Specific easement language is important to consider. Looser lease language leaves enough room for interpretation, but it is still strict enough to conserve the land. People are going to have to learn to how to write conservation easements that work for farmers…
* Need to check with land owner before doing certain things, whether or not they seem to be spelled out in a lease…
* Get some sort of organization or agency involved over time to guide all involved through the process and relationship…
* Make sure the land owner understands the reality of working farm aesthetics…

**Resources, systems, and structures that they feel might be helpful:**

* In NH there is not currently a good clearing house for farmers looking for conserved land. Having one would be a big help...