

TOWN OF GLEN PLANNING BOARD

MINUTES OF MEETING HELD NOVEMBER 21, 2019

A meeting of the Town of Glen Planning Board was held at 7 Erie Street, Fultonville, New York, on Thursday, November 21, 2019 at 6:30 pm.

The following members of the Town of Glen Planning Board were present:

Tim Reilly, Rosalie Farina, Sandy Hemstreet, Tim McMurry, Pat Rose, Nancy Langdon, Cheryl Huxhold

The following member(s) of the Town of Glen Planning Board were not present:

N/A

Also present at the meeting:

Representatives of Eden Renewables- Travis Mitchell

Representative of The LiRo Group- Gregg Grates, Chris Abrabramo

A quorum of the Planning Board being present, the meeting was called to order at 6:30pm by Chairman, Tim Reilly, followed by the Pledge of Allegiance and a moment of silence. Meeting notes were recorded and drafted by Secretary, Sandy Hemstreet.

Pat Rose moved to approve the minutes of the Planning Board meeting held on October 17, 2019. Rosalie Farina seconded the motion. Tim Reilly, Tim McMurry, Nancy Langdon, Cheryl Huxhold and Sandy Hemstreet voted in favor of the approval.

Cheryl Huxhold moved to approve the minutes of the Special Planning Board meeting held on November 4, 2019. Nancy Langdon seconded the motion. Tim Reilly, Tim McMurry, Pat Rose, Rosalie Farina and Sandy Hemstreet voted in favor of the approval.

Review and approval of the meeting notes from the Public Hearing on Eden Renewables, held on November 14, 2019 will be moved to the December 19, 2019 Planning Board meeting.

Old Business

Eden Renewables:

Travis Mitchell, representing Eden Renewables, indicated they were looking to advance a sub division as part of the proposed Van Epps solar project. Mr. Mitchell also provided updated copies of Van Epps and Mohawk View SEQR documents for Planning Board review, based on the comments from Prime. These updates addressed missing information from the SEQR documents, updated setback at 50ft, but willing to go to 75ft, and noted they are continuing to look at suggestions for proper screening plants to be used.

Tim Reilly motioned to become lead agency on the Mohawk View solar project. Sandy Hemstreet voted in favor, Pat Rose seconded, all in favor; Tim Reilly, Tim McMurry, Nancy Langdon, Rosalie Farina, Cheryl Huxhold.

Tim Reilly noted the request for subdivision of the Van Epps project was a simple subdivision with no need for public hearing. As such he requested a motion to approve the sub division. Tim McMurry voted in favor, Cheryl Huxhold seconded, all in favor; Sandy Hemstreet, Tim Reilly, Rosalie Farina, Nancy Langdon, and Pat Rose.

A draft letter will be put on town letter head to be sent out to all proper agencies. The next step is to send the county the information on the proposed projects for County Planning Board review. Sandy Hemstreet motioned to send the information to the County Planning Board, Cheryl Huxhold seconded, all in favor; Tim Reilly, Tim McMurry, Pat Rose, Nancy Langdon, and Rosalie Farina.

Montgomery County Shared Services Building Proposal:

Gregg Grates of Liro Group noted they are still working on the design of the proposed Shared Services building. The EAF letters are all out for review and Liro Group is asking for a referral to the County Planning Board to move the project along. A public hearing is required, and the date set was determined to be December 10, 2019 at 6:30pm. Sandy Hemstreet indicated she would develop and submit the necessary public hearing documents for the newspaper and Town Hall. Rosalie Farina asked if we should conduct the public hearing prior to sending the documents on to the County Planning Board for review. Tim Reilly indicated it was okay to do both of these concurrently.

Tim Reilly requested a motion to send the Shared Services proposal to the County Planning Board. Cheryl Huxhold voted in favor, Sandy Hemstreet seconded, all in favor; Tim Reilly, Tim McMurry, Rosalie Farina, Nancy Langdon, and Pat Rose.

Sandy Hemstreet indicated that certified letters will need to go out neighbors within 500ft of the proposed project. Mr. Grates will send these out and got us the confirmation info requested. The Planning Board also requested Mr. Grates notify the fire department because of concern about the water pumps not being able to support the system in that area in case of fire. Prime will also review the water system as part of their work on the project.

Proposed Solar Law Status Update:
No updates/ tabled at this time

Comprehensive Plan:
No updates

Land Use Management Plan:
No updates / tabled at this time

New Business

Atlee Keim sent John Thomas as a representative on a simple sub-division of his land. The land borders Tim Reilly's property. It has a conservation easement, is on the west side of Dillenbeck Road, behind Soil and Water on Rt 5s. The property cannot be built upon. It is wetland and there can be no sub divisions built. Wood can only be taken off it has fallen down; no cutting.

A motion to approve the simple sub division was made by Rosalie Farina, Nancy Langdon seconded, all in favor; Tim Reilly, Tim McMurry, Cheryl Huxhold, Sandy Hemstreet, and Pat Rose.

Lynne Bruning submitted a FOIL request to the Planning Board regarding the proposed solar projects. Tim Reilly confirmed receipt of the request via email. Tim indicated he was able to answer her questions regarding the applications and the piolet with the town. However, she asked other questions that the Planning Board is unable to answer regarding the Power Grid and the Lease Agreement between Eden Renewables and the land owners.

Training

John Thomas provided the Planning Board with information on training opportunities prior to end of year. Tim Reilly indicated he would send copies to everyone so they could sign up if they require credits. Sandy Hemstreet indicated everyone, except Rosalie Farina and Tim Reilly, needed credits prior to year-end.

Committee Reports

None

Public Comment

Following New Business, Tim Reilly opened up the meeting to public comment. Public comments were as follows:

None

Closing

The next Town of Glen Planning Board meeting is scheduled for December 19, 2019 at 6:30pm

A Public Hearing regarding the proposed Montgomery County Shared Services facility is scheduled for December 10, 2019 at 6:30pm

Cheryl Huxhold moved to adjourn the meeting at 7:11pm. Rosalie Farina seconded the motion. Tim Reilly, Tim McMurry, Pat Rose, Nancy Langdon and Sandy Hemstreet voted in favor of the adjournment.



Sandra Hemstreet