

## **TOWN OF CLARKSON PLANNING BOARD MEETING MINUTES**

### **Tuesday, September 17, 2019**

The Planning Board of the Town of Clarkson held their regularly scheduled meeting on Tuesday, September 17, 2019 at the Clarkson Town Hall, 3710 Lake Road, Clarkson, NY at 7:00 PM.

#### **PRESENT – Board Members**

Conrad Ziarniak, Chairperson  
John Jackson  
William Rowe  
Dave Virgilio  
Thomas Schrage

#### **Support Board Members**

Richard Olson, Town Attorney  
J.P. Schepp, Town Engineer  
Kevin Moore Bldg. Inspector  
Anna Beardslee, Bldg. Dept. Clerk

#### **ALSO ATTENDING**

Adam Fishel, Engineer from Marathon hired by Borrego Solar  
Steve Long, Engineer from Borrego Solar

#### **CALL TO ORDER**

C. Ziarniak called the meeting to order at 7:00 p.m. and led all those present in the Pledge of Allegiance with a moment of silence honoring Veterans, military service members and first responders.

#### **NEW BUSINESS**

**Applicant:** Borrego Solar Systems, Inc.  
**Property Owner:** Michael K. & Sherri L. Foley  
**Property Address:** 2668 Redman Road  
**Tax ID:** 28.03-1-21 & 28.04-1-18  
**Acres:** 58.5 AC & 25.3 AC

To develop a large scale solar array to be constructed on a portion of two existing tax parcels (tax ID #'s 28.03-1-21 & 28.04-1-18) will be combined to encompass 83.8 acres. Portions of which will be leased from the current land owner.

Adam Fishel and Steve Long began explaining who they are and what they do in regards to the project. Steve is an engineer with Borrego Solar, and will be able to explain the inner workings of the company itself. Adam is an engineer and works for Marathon Engineering and has been hired by Borrego to take care of this specific project for Redman Road. Adam explained the project details in regards to the acreage, how many solar panels will be placed, he explained that the surrounding area of the solar panels will have security with 7 foot link chain access gate. They will be placing vegetative buffering, but wanted to get the opinion of the board as to what they would like to see go in there. He opened questions for board members.

J. Jackson asked about movement of the solar panels and if there would be noise with the movement of the solar panels. S. Long says the solar panels move very slowly in minute sequence during the day. So there is minimal noise because of how slow it is. J. Schepp asked when the solar panels reset back to position. S. Long said that they most likely reset back to position at night because by the end of the day they will run out of energy. T. Schrage asked about the glare. A. Fishel said a glare study was submitted. C. Ziarniak stated it might be a good idea for the community if the glare issue was addressed so residents understand. J. Jackson asked about berm to put up so it's not as visible. A. Fishel would like a hedgerow, as they are trying not to use berm. W. Rowe asked about maintenance of the property. A. Fishel stated the area will be grass and will get mowed twice a year. C. Ziarniak asked about National Grid study and what that means exactly for future projects and asked why are there are two interconnects. S. Long stated there can be up to 5 interconnects. The reason being for more interconnects is that the substations could max out. J. Jackson asked where the substations are located. A. Fishel is unsure where the substations are located. A. Fishel states that the solar panels that they are putting up is for community solar. So residents will be able to subscribe and get 10-15% off their electrical bill. J. Jackson asked about the risk of vandals. S. Long stated that the glass on the solar panels is like the glass on a windshield of a vehicle. So it is pretty tough and if it were to be hit, it will just spider web out. He also said that the boxes are large and would need the tools to be able to get into. As well as getting through the gate. All around, it would be very hard to dismantle or break the solar panels, Borrego is not concerned about it. J. Jackson asked about the construction time of this project.

A. Fishel stated it will take about 5 months to complete the project, with the first couple of months being to just bring in the equipment to be set up. C. Ziarniak asked about the lease term. S. Long stated it is 25 years and an extension of 4-5 years. C. Ziarniak asked about tree removal for this project and what they planned on doing. A. Fishel stated that tree removal will be done within fence as well as the stumps will also be removed. Outside of the fence, the trees will just be cut. C. Ziarniak asked why the stumps would be removed. A. Fishel stated that the stumps are just removed as they eventually rot out and it pulls up the ground. This way it will keep the ground more level. C. Ziarniak asked how the solar panels are mounted. A. Fishel stated that the solar panels are mounted in by ground screws. T. Schrage questioned the technology becoming more efficient, would there be upgrades. S. Long stated it would not be cost effective. T. Schrage asked about that what if the landowners did not want the solar panels anymore.

S. Long stated that they are in a legally binding contract that allows them the 25 years minimum and if they did not want to lease the land anymore, they have to decommission the solar panels and they would be removed. The Land would go back to farmland.

C. Ziarniak asked A. Fishel and S. Long if it were possible for them to come out to their next meeting on October 1<sup>st</sup>, to visit the site. A. Fishel and S. Long stated that they would be able to do that.

R. Olson stated that the meeting should be a Public Meeting, inviting residents to go down to the site and get some information. C. Ziarniak stated that the next meeting will officially be planned for October 1<sup>st</sup> at the address of 2668 Redman Road at 6:00 PM for a Public Meeting. The Planning Board Meeting will follow afterwards back at the Town Hall, where they can then set the date for the Public Hearing.

C. Ziarniak asked about weather affecting the panels.

A. Fishel stated that the solar panels are modified, so weather does not affect them.

C. Ziarniak stated that the second meeting in October will be the Public Hearing for this.

J. Jackson asked when they wanted to start this project.

S. Long stated in the spring.

#### **MINUTES**

Conrad made a motion to approve September 3, 2019 minutes.

Seconded by Bill.

Unanimously approved.

#### **ADJOURNMENT**

Conrad made a motion to adjourn at 7:47 PM.

Seconded by John.

Unanimously approved.

#### **NEXT MEETING**

The next regularly scheduled meeting of the Planning Board will first be a Public Meeting on Tuesday, October 1, 2019 at 6:00 PM at 2668 Redman Road; followed by a Planning Board Meeting at the Town Hall afterwards.