

Planning Board Regular Meeting

Town of Fort Ann, NY

August 24th 2020

A regular meeting was held by the Planning Board of the town of Fort Ann, County of Washington, and the state of New York at the Fort Ann Town Hall, 80 George Street, Fort Ann, NY on the 24th day of August, 2020 at 7:00 pm.

PRESENT:

Don Bedeaux Chairman

William Hohmann

Brian Mattison

Chad Wilson

Jeff Meyer Attorney

Tiffany Ball Secretary

ABSENT:

OTHERS PRESENT: Mark & Colleen Rich, Jeff Anthony, David Allen, Payne Morgan, and Marty Knaughton.

OPEN REGULAR MEETING:

Chairman Don Bedeaux called the meeting to order at 7:00 pm with the pledge of allegiance.

Don: Just so that the board is aware, George F. Smith is no longer with us.

APPROVAL OF MINUTES:

Don Bedeaux: Does anyone have any changes to the minutes outside of the date?

Brian Mattison made motion to approve as corrected, Chad Wilson 2nd.

Vote: Ayes – 3 Nays – 0 Abstain-0

CORRESPONDENCE: None

OLD BUSINESS:

Jeff Anthony of Studio A Representing Jeff Edwards:

Don: You were coming back to update your map. Brian, you had questions on this right?

Jeff A.: Just so you know, we gave you two scaled drawings. One is blown up not to scale so that you would be able to read it easier.

Don: You are all set with the APA right?

Brian: Do we have the paperwork on that?

Jeff A.: Yes, we submitted it with our original application.

Don: Brian, do you have any questions?

Brian: I am okay for a minute, I am thinking.

Chad: You got a response from the APA correct?

Jeff A.: Yes, we not only got a response, we got an approval.

Don: Jeff, did you check on the easements?

Jeff: I have not gotten any of the draft easements.

Jeff A: It is one easement that carries both properties.

Don: So are we okay with this now? He has done everything that we have asked?

Brian: Motion to move to public hearing next month, Chad Wilson 2nd.

Vote: Ayes – 4 Nays – 0 Abstain – 0

Payne Morgan: Encore Renewable Energy:

I represent Encore Renewable Energy, we are a solar developer in Burlington VT. We recently engaged in a lease agreement to do a community solar project. We have not submitted anything yet, we just wanted to review the project. I really just wanted to gather more information to see what you guys are looking for for us to put in a full permit application. That project is about 12 acres of land. The panels are called single access trackers and they run North to South, and follow the sun throughout the day. All wiring would be underground and a fence around the entire property. Happy to answer any questions beyond this description.

Jeff: Do you have our solar law?

Payne: No, I have not seen that yet.

Jeff: This would be everything the Planning Board would be looking for.

Payne: Do you work with a designated engineer?

Jeff: Yes we do, we would need to confer with the town board to confirm; I believe that it is Jarrett Engineers, but you never know.

Bill: Where would this be going?

Payne: County Route 16, Canes Falls near where those high transmission lines are, kind of tucked back where they go across the property.

Mark & Colleen Rich of Northeast Crane Mat Corporation:

Don: Public hearing, you present to the public what you have.

Mark: Our proposal is to use 3 acres of our 20 acre parcel for a saw mill, manufacturing building, and a couple tractor trailers, and hopefully employ 7 or 8 people. One existing building on the property, and we will be putting up 1 or 2 more.

Public: What volume will you be doing?

Mark: We don't do actual lumber, we do crane mats. They are used for a variety of different things.

Public: What will you do with the additional acreage?

Mark: No plans right now.

Public: What about waste and aesthetics?

Mark: There really is no waste in the wood industry at this point, everything get sent off to other industries for utilization.

Colleen: What do you mean by aesthetics?

Public: What will we see?

Colleen: We are up on a hill, so you really won't see anything. It was a log siding business for many years previously, and nothing was ever visible from the road.

Public: What about equipment maintenance? Are you going to be clean and tidy?

Mark: As in the oil and grease used on the equipment?

Public: Yes.

Mark: We are tidy, we use very little grease and we won't be dumping oil on our property or down the road.

Bill made motion to close the public hearing, Brian 2nd.

Vote: Ayes – 4 Nays – 0 Abstain – 0

Brian: Did you get DOT paperwork?

Mark: They said it has been used for years and we don't need any special clearance. Said that he would put it in the mail, but I have not yet received it.

Jeff read SEQR.

Brian made negative declaration, Chad 2nd.

Vote: Ayes – 4 Nays – 0 Abstain – 0

NEW BUSINESS:

Bruce Wilson Mylar:

Brian made motion to extend Bruce Wilson mylar for restamping, Bill 2nd.

Ayes – 4 Nays – 0 Abstain – 0

Public Comments:

Jeff M: Projects that are before this board that are on a state highway, need to be sent to the county for approval. A lot of times we don't even get a comment back, and it just times out after 30 days but this board should confirm. Every few years they update the agreement, there weren't any changes but this board should approve it.

Don: What are we approving?

Jeff: Approval with the county for review in a small town like Fort Ann, it's Site Plans mostly.

Bill: Will not approving it cause any issues?

Jeff: That is not advisable.

Brian: Motion to authorize the chairman to approve county referral. Chad 2nd.

Ayes – 4 Nays – 0 Abstain – 0

Jeff M.: I have 2 things, In January Larry Harris was here about a subdivision. We told him we needed confirmation of access to easement and he didn't do that, but dropped off the mylar for signature and I am holding onto it. We also need to go into a quick executive session once everything is done.

Chad: Motion to go into executive session to discuss pending litigation, Bill 2nd.

Vote: Ayes – 4 Nays – 0 Abstain - 0

Brian: Motion to close executive session, Chad 2nd

Ayes – 4 Nays – 0 Abstain – 0

Bill motion to close the meeting at 7:41pm, Chad 2nd.

Ayes – 4 Nays – 0 Abstain - 0

Tiffany A. Ball

Planning Board Secretary, Town of Fort Ann