

Town of Enfield Planning Board Meeting Minutes - July 6, 2016
Enfield Community Building

1

PRESENT: Poney Carpenter, Ann Chaffee, Calvin Rothermich, Dan Walker

EXECUSED ABSENT: Steve Givin

STAFF: Henry Hansteen, Liaison Town Board, Sue Thompson/Planning Board
Recording Secretary, Alan Teeter, Code Enforcer,

Dan Walker called the meeting to order at 7:05 p.m.

Dan Walker stated he had not submitted the changes to the Site Plan Review law from the June meeting, to the Town Board but will do so.

Motion was made and seconded to accept the minutes of June 1, 2016, meeting.
Approval of minutes passed unanimously.

Dan Walker opened the Public Hearing for the subdivision listed below at 7:10 pm.
John Rancich to presented his subdivision of tax parcels, 4.-1-8.3 and 4.-1-8.4 (1730 Mecklenburg Road) area. This subdivision will combine the parcels and divide into three parcels, "A, B, C". John Rancich added the 20 foot frontage on to the "C" property as requested. Dan Walker closed the Public Hearing at 7:15 pm.

Dan Walker directed the Board through the SEQR application. It was determined there would be no significance changes within the 4.-1-8.3 and 4.-1-8.4 (1730 Mecklenburg Road) submitted by John Rancich.

Poney Carpenter made a motion to accept the above SEQR applications. Motion passed unanimously.

John Rancich also presented a subdivision on property he purchased on Hines Road. He stated he abandoned the subdivision of 5 lots but sold the house and 2 acres on the parcel. He will also sell 3 acres on the property. The Planning Board informed him this was a minor subdivision and did not need approval from the Planning Board and thanked him for the information. For the record, a motion was made stating that a minor subdivision was made on property belonging to John Rancich on Hines Road and approved by the Planning Board, motion was passed unanimously.

Dan Walker opened the Public Hearing at 7:20 pm Renovus - Travis – Hyde Solar Farm to be located at 1730 Mecklenburg Road. The proposed project is a 2.39 MW Solar photovoltaic system consisting of approximately 7,020 solar modules. Public Hearing was closed at 7:21 pm.

Dan Walker directed the Board through the SEQR application for the Travis-Hyde project located at 1730 Mecklenburg Road. It was determined there would be no significance changes for the project.

A motion (**PB resolution No 2016-4 listed below; original documents located in the Town of Enfield Code Enforcement Office**) was made to accept the SEQR application, submitted by Renovus Solar – Thom Mayo - Travis-Hyde Solar farm located at 1730 Mecklenburg Road. Poney Carpenter seconded the motion. Motion passed unanimously.

PB resolution No. 2016- 4: Site Plan Approval, Travis-Hyde Solar Farm, 1730 Mecklenburg Road, Tax Parcels No. 4.-1-8.3 and 4.-1-8.4

1. This action is Consideration of Final Site Plan Approval for a 2.39 MW solar photovoltaic (PV) system located at 1730 Mecklenburg Road in the Town of Enfield, north side of Mecklenburg Road. The Proposal involves the construction of approximately 7,020 modules located over 13.059 acres. Installed by NYSEG and Renovus Solar applicant, Thom Mayo, Agent; and
2. This is an Unlisted Action for which the Town of Enfield Planning Board, acting in an uncoordinated environmental review with respect to the Travis-Hyde solar farm proposal, made a negative determination of environmental significance after having reviewed and accepted as adequate a Short Environmental Assessment form part 1, prepared and submitted by the Applicant; and prepared a Short Environmental Assessment Form Parts 2 and 3; and
3. The Planning Board, at a public hearing on July 6, 2016, has reviewed and accepted the site plan drawings entitled "Travis Hyde Properties Tax Parcels No. 4.-1-8.3 and 4.-1-8.4. 2.39 MW Ground Mounted Photovoltaic System" prepared by Renovus date stamped May 20, 2016, and other application materials;

NOW, THEREFORE BE IT RESOLVED:

That the town of Enfield Planning Board hereby makes a negative determination of environmental significance in accordance with article 8 of the Environmental Conservation Law and 6 NYCRR Part 617 New York State Environmental Quality Review for the above reference action as proposed, based on the information in the SEAF Part 1 and for the reasons set forth in the SEAF Parts 2 and 3, and, therefore, an Environmental Impact Statement will not be required.

NOW, THEREFORE BE IT RESOLVED:

That the town of Enfield Planning Board hereby grants site plan approval for the above referenced action as proposed.

A subdivision for 3-3-8.1 204 Iradell Road, Richard and Elizabeth Warner, was presented. The subdivision would split a 6.9 acre parcel into a lot where an existing

Town of Enfield Planning Board Meeting Minutes - July 6, 2016
Enfield Community Building

3

house is plus two additional lots. There is road frontage on both sides. A public hearing was scheduled for August 3 for the above parcel.

The Committee will review the "Violence in the Work Place" dvd at the next meeting. This is requested by the Town's insurance policy.

The Proposed Solar Law Draft review was tabled until the August meeting. Sue will e-mail the Solar Law to all members.

Poney Carpenter made a motion and seconded by Ann Chaffee to adjourn the meeting. Meeting adjourned at 7:50 p.m.

Respectfully submitted, Sue Thompson, Recording Secretary