

TOWN OF RIDGEWAY

410 West Ave

Medina, NY 14103

PLANNING BOARD PUBLIC HEARING MINUTES

FOR Borrego Solar Project-2668 Swett Road Lyndonville Special Use Permit Application

April 6, 2022

MEMBERS PRESENT:

Tom Fenton (Chairman)

Thomas Kline

Tim Elliott -excused

Richard Fisher

Kathy Blackburn

OTHERS PRESENT

Shaun Logue-MRB-telephone

Marc Kenward-Erdman Anthony

Steve Long- Borrego Solar

Jason Raduns- Code Enforcement

Tina Moule- Property Owner

Tony Moule-Property Owner

Nancy Mingus Resident

Kim Kinne Resident

Dan Brown Resident

CALL TO ORDER:

Chairman Fenton opened the public hearing for Borrego Solar-2668 Swett Road at 7:02 pm. There were 5 members of the community present. Marc Kenward made a short presentation of the overall proposed project. Chairman Fenton asked if there were any comments or questions.

Kim Kinne questioned the placement of the powerlines for the project and if they were above ground or underground. Marc Kenward responded that there was a pole farm going in along the driveway with approximately 5 poles from the road that would have the interconnection lines on them. After the pole farm, the lines would be underground to the project.

Dan Brown asked about the stakes on the ground and the fact that they seemed to be all over the place. Marc Kenward responded that they weren't survey property line stakes but rather most likely control points used in surveying, and were nothing permanent. Tony Moule stated he was there when they were doing some of the surveying and stated he was told they were control points.

Nancy Mingus asked why she wasn't notified of the meeting. The clerk stated that she gave the tax id number to the assessor and was given the addresses of every property within 500 feet of the project. She was not on the list but lives right across the road. The clerk stated it may have been an oversight but that is why we put the public hearing notice in the local paper, the Batavia Daily News as well. She also asked how long before construction would begin and how long would it take to complete. Steve Long from Borrego Solar responded construction probably wouldn't start until next year and would take approximately 8-9 months to complete.

A resident asked if the driveway would be paved. Marc Kenward responded that the driveway would be 14 feet wide at the road and go to 20 feet wide closer to the array. They would remove what is there and put in crushed stone that would uphold the trucks driving on it.

Kim Kinne again asked about the lines/poles and how tall they would be. Marc Kenward responded they would be typical poles 4-45 ft tall. There would be 5 poles total with the aerial lines on them and the rest of the lines going back to the project would be underground. She was concerned that National Grid didn't have to ask her permission

to put the poles up being so close to her property. Steve Long stated that National Grid did not need to notify her as the poles weren't going on her property. She is concerned that she is trying to sell her fathers estate and this is making it even harder to do so and lowering the value of the estate. She the asked how it is beneficial to the town's residents once its completed. Steve Long stated that the residents are given an opportunity to purchase discounted electricity. Both Nancy Mingus and Kim Kinne stated that they weren't given that opportunity with the other project on Swett Road. Steve stated he couldn't comment on that as it wasn't his company. He did however state that he has worked with other townships who have put a stipulation in the Special Use Permit stating it must be offered to the town of ridgeway residents first. Shaun Logue MRB suggested the board contact the towns attorney for clarification/permission to offer the stipulation.

Kim Kinne asked when they would hear about the wetlands that are back there. Marc Kenward stated that the determination is still out and we were waiting to receive it.

Nancy Mingus asked how viable these projects were. Tom Fenton stated that these projects are fairly new and none have been decommissioned as of yet. Steve Long, Marc Kenward and Shaun Logue all stated that they are viable 25-30 years.

Kim Kinne and Nancy Mingus both asked how many solar projects the town was going to allow. Tom Fenton stated that there are several factors that the town and national grid take into consideration. There are rules we have to follow, otherwise they would be popping up all over. Mark Kenward stated it boils down to National Grids approval. Steve Long stated that the project will turn in an application to National Grid and they will give the project a price to connect to the grid if it is feasible. Prices may vary and the project may decide against it as its too costly. Once National Grid determines they are full, they won't allow any more to be constructed. The state is pushing or use of green energy so who knows how many may be approved.

Kim Kinne again asked how its beneficial to the town residents. Steve Long explained that its revenue the town is receiving which in turn lowers the residential taxes needed to operate the town. It can be done several ways, most common is through a PILOT agreement. The PILOT is reviewed/renewed every few years to make sure it is still beneficial to the town. The PILOT is an agreement with the project, the town, the county and school district (all taxing entities)

Kim Kinne asked how many meetings does this usually take. Tom Fenton stated that it would take at least one more as we were keeping the public hearing open until next months board meeting as the board wasn't moving on any decisions tonight. So it will be at least two meetings, but could be more as they will meet as many times needed to make the best decision for the Township.

Kim Kinne again asked what are the benefits. Shaun Logue again said benefits come through a Pilot Agreement with all taxing entities or a community host benefit, and it ultimately reduces the carbon footprint.

Kim Kinne stated that she is concerned about the environmental impacts her research shows its killing birds and what about the deer? It was explained that there would be a fence around the perimeter of the project keeping the deer out. National Electric code requires a fence around the entire project.

Chairman Fenton asked if there were any other questions or concerns. There were none so he stated that they were not closing the public hearing and it would carry over to the next Planning Board Meeting on Wednesday May 4th, 2022 at 7pm. Kim Kinne asked if they would get written notification of this. The clerk responded no as it was still the same public hearing, however it would be posted on the Town's website.

Respectfully Submitted by
Joelle Brown
Planning Board Clerk