

PLANNING BOARD MINUTES
DECEMBER 19, 2022

A regular meeting of the Town of Dickinson Planning Board was held on the 19th day of December, 2022, in the Town of Dickinson Meeting Room, Town Office Building and Zoom, 531 Old Front Street, Binghamton, New York. Chairman Ford called the meeting to order at 6:02 P.M.

MEMBERS PRESENT: Ford, Van Houten, Sands(Zoom), Morello(Zoom)

MEMBERS ABSENT: Mickelson

ALSO PRESENT: Marinaccio, Morabito, Van Why, Lake, Beals, Stevens, Ovios, Gourley, Resseguie, Kline(zoom), Doyle(zoom), Rafferty(zoom), Islam(zoom)

Chairman Ford introduced Town Attorney Van Why. Attorney Van Why stated that since there was not a quorum of Board Members present no official business could be conducted at the meeting. Recent changes in State Law requires a majority of the Board to be at the meeting place. Chairman Ford stated that this would be an informational meeting and no formal actions will be taken at the meeting.

494 Glenwood LLC

Mr. Gourley gave a brief presentation on the project. Mr. Gourley also responded to the comments received from NYS Department of Environmental Conservation. He explained the access drives, the filter strips and the collection of runoff water. He also asked about the decommissioning plan. Town Engineer Ron Lake stated that he will review the decommissioning plan and SWPPP. Member Sands stated that he thought the revised drainage plans looked acceptable. Member Van Houten stated that he observed some activity on the site. Mr. Gourley stated that they were conducting soil testing there to determine footing designs. Chairman Ford stated he still had concerns about runoff from the panels, especially since DEC did not fully address his question. He questioned where documentation that WQv and RRv requirements are being met.

Shelli Beals, a Glenwood Road resident, presented the Planning Board with a written memorandum expressing her concerns and objections to the proposed solar farm at 494 Glenwood Road and issuance of the Special Permit. She also asked about a decommissioning plan, expressed concern about ownership changes, extent of tree removal and future toxic waste. She stated that they bought the property about six years ago because of the residential setting of the area. As a resident of the area, she stated that she is opposed to the project. She didn't believe that the project should be located on forested land and in residentially zoned areas of the Town. She didn't feel that this should be considered a green project because of the number of trees they plan on clearing. She also stated that she is concerned about real estate values in the area if the solar farm is located there. She mentioned one study that indicated property values were lowered by six percent at other solar farms locations. She also asked if the chat discussions from the public hearing would be entered into the record. Mr. Resseguie, 495 Glenwood Road, stated that he agrees with the previous comments and that there is a large number of woodpeckers and deer in the woods and they will be disturbed. Chairman Ford thanked the residents for their comments and noted that the Bord has been reviewing this proposal for over four months to ensure that all impacts are considered and addressed before any action is taken.

Solar Power Network
507 Glenwood Road
Pre Application Meeting

Chairman Ford asked Mr. Aaron Ovios, of RMS Engineers, to give a presentation on an additional proposed solar farm on the west side of Glenwood Road. Mr. Ovios described the project as a 5 MV ac solar farm that would include a decommissioning plan. During his presentation a copy of the preliminary site plan was made available on the large monitor in the meeting room. Residents present expressed concerns especially with the visual impact from their homes. Chairman Ford referenced preliminary Board comments sent in his December 8th email which expressed concerns on impacts to preserve the character and beauty of the existing gorge at the back of the property. Mr. Ovios stated he would consider the comments and could consider going underground for the NYSEG connection.

The meeting was adjourned at 7:20 P.M.

Respectfully,

Stephen Rafferty
Secretary